

Unit 3613 - Avenue On Brickell (East Tower)

3613 - 1060 Brickell Av, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11656543
Status:	Active
Size:	945 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	
List Price:	\$485,000
List PPSF:	\$513
Valuated Price:	\$456,000
Valuated PPSF:	\$483

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units:	311
Number of active listings for rent:	13
Number of active listings for sale:	18
Building inventory for sale:	5%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

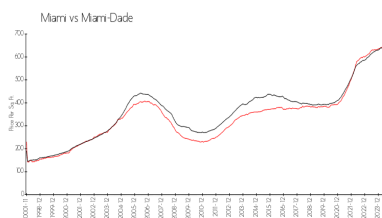
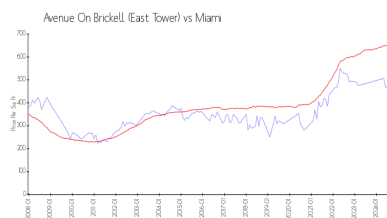
Building Association Information

1060 Condominium Association
305-379-7305 & 305-577-3823

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3309	551 sq ft	Sep 2024	\$353,000	\$641
3011	1,088 sq ft	Jun 2024	\$610,000	\$561
2505	963 sq ft	Jun 2024	\$485,000	\$504
2107	1,088 sq ft	May 2024	\$610,000	\$561
2311	1,088 sq ft	Mar 2024	\$570,000	\$524

Market Information



Avenue On Brickell (East Tower):	\$486/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Avenue On Brickell (East Tower)	6%
Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Avenue On Brickell (East Tower)	85 days
Miami	87 days
Miami-Dade	87 days

