

Unit 42E - Four Seasons

42E - 1425 Brickell Av, Miami, FL, Miami-Dade 33131



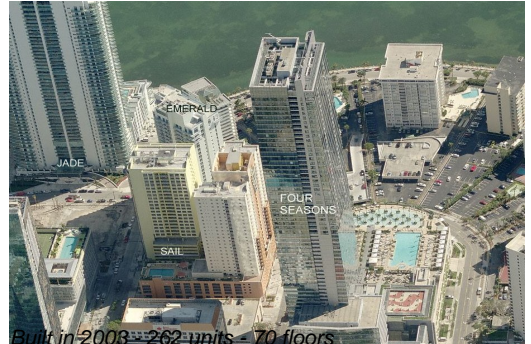
Unit Information

MLS Number: A11657361
 Status: Active
 Size: 3,357 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 4
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$5,800,000
 List PPSF: \$1,728
 Valuated Price: \$4,647,000
 Valuated PPSF: \$1,384

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: 263
 Number of active listings for rent: 16
 Number of active listings for sale: 18
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3



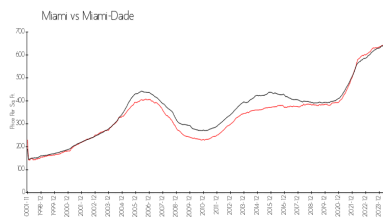
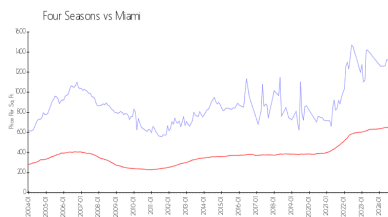
Building Association Information

Four Seasons Condominiums
 Residence: 305.381.3208
 Condo hotel: (305)-381-3081

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
57E	3,357 sq ft	Sep 2024	\$4,500,000	\$1,340
PH69C	2,139 sq ft	Sep 2024	\$2,850,000	\$1,332
49B	2,083 sq ft	Aug 2024	\$2,450,000	\$1,176
51D	1,114 sq ft	Jun 2024	\$1,195,000	\$1,073
57A	1,579 sq ft	May 2024	\$1,673,000	\$1,060
3509	983 sq ft	May 2024	\$1,015,000	\$1,033
3601	1,946 sq ft	May 2024	\$1,750,000	\$899

Market Information



Four Seasons: \$1306/sq. ft. Miami: \$642/sq. ft.
 Miami: \$642/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Four Seasons: 7%
 Miami: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Four Seasons: 139 days

Miami
Miami-Dade

87 days
86 days