

# Unit 1805 - Rise Brickell City Centre

1805 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

## Unit Information

MLS Number: A11657411  
 Status: Active  
 Size: 1,202 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking

View:  
 List Price: \$1,190,000  
 List PPSF: \$990  
 Valuated Price: \$949,000  
 Valuated PPSF: \$790

*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: 389  
 Number of active listings for rent: 0  
 Number of active listings for sale: 31  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 21  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 5

## Building Association Information

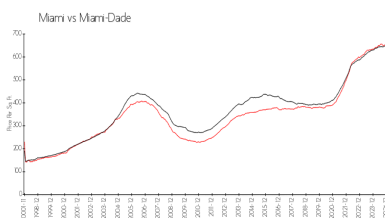
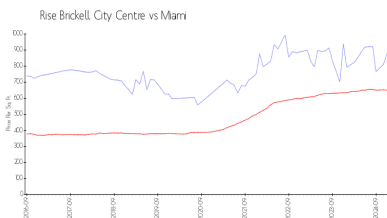
Rise Brickell City Centre  
 88 SW 7th Street  
 Miami FL 33130  
 786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF  |
|--------|-------------|--------------|-------------|-------|
| 3209   | 1,249 sq ft | Jan 2025     | \$1,050,000 | \$841 |
| 1801   | 1,270 sq ft | Dec 2024     | \$1,100,000 | \$866 |
| 3705   | 1,281 sq ft | Dec 2024     | \$1,045,000 | \$816 |
| 2709   | 1,249 sq ft | Nov 2024     | \$1,030,000 | \$825 |
| 2110   | 1,370 sq ft | Nov 2024     | \$1,000,000 | \$730 |

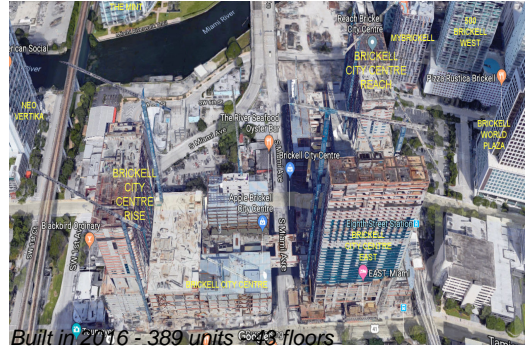
## Market Information



|                            |               |             |               |
|----------------------------|---------------|-------------|---------------|
| Rise Brickell City Centre: | \$877/sq. ft. | Miami:      | \$895/sq. ft. |
| Miami:                     | \$895/sq. ft. | Miami-Dade: | \$688/sq. ft. |

## Inventory for Sale

Rise Brickell City Centre: 8%  
 Miami: 5%  
 Miami-Dade: 5%



## Avg. Time to Close Over Last 12 Months

|                           |          |
|---------------------------|----------|
| Rise Brickell City Centre | 110 days |
| Miami                     | 91 days  |
| Miami-Dade                | 90 days  |