

# Unit PH205 - Uptown Lofts

PH205 - 2275 Biscayne Blvd, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number: A11657481  
 Status: Active  
 Size: 985 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$474,900  
 List PPSF: \$482  
 Valuated Price: \$459,000  
 Valuated PPSF: \$466

*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: 66  
 Number of active listings for rent: 3  
 Number of active listings for sale: 5  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 2

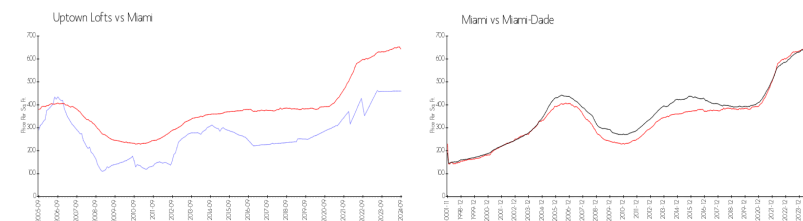
## Building Association Information

Uptown Lofts Condominium Association  
 (305) 576-3906

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
909	1,270 sq ft	Oct 2024	\$390,000	\$307
702	775 sq ft	Sep 2024	\$360,000	\$465

## Market Information



Uptown Lofts:	\$460/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Uptown Lofts: 8%  
 Miami: 5%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months

Uptown Lofts: 100 days  
 Miami: 87 days  
 Miami-Dade: 86 days

