

Unit 1717 - Brickell On The River South

1717 - 41 SE 5 St, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11658259
 Status: Active
 Size: 1,267 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Valet Parking
 View:
 List Price: \$765,000
 List PPSF: \$604
 Valuated Price: \$704,000
 Valuated PPSF: \$556

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: 327
 Number of active listings for rent: 15
 Number of active listings for sale: 20
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

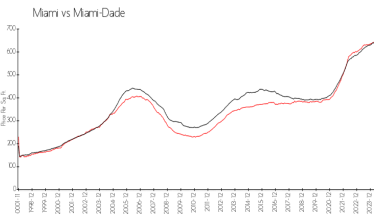
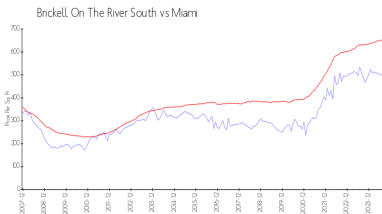
Building Association Information

Brickell on the River South Tower Condo Association & Management Office
 41 SE 5 ST Miami FL 33131
 Phone: 305.579.50044

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1608	1,402 sq ft	Oct 2024	\$640,000	\$456
808	1,402 sq ft	Sep 2024	\$630,000	\$449
715	952 sq ft	Jun 2024	\$560,000	\$588
2315	952 sq ft	May 2024	\$585,000	\$614
517	1,267 sq ft	May 2024	\$600,000	\$474

Market Information



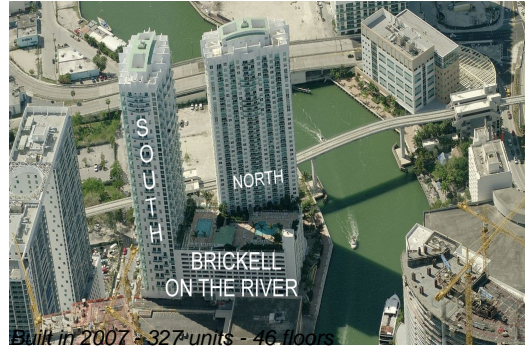
Brickell On The River South: \$499/sq. ft.
 Miami: \$642/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Brickell On The River South: 6%
 Miami: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Brickell On The River South: 50 days
 Miami: 87 days



Miami-Dade

86 days