

Unit 1712-S - Axis South Tower

1712-S - 79 SW 12 St, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11659411
Status:	Pending
Size:	1,108 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$675,000
List PPSF:	\$609
Valuated Price:	\$661,000
Valuated PPSF:	\$597

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:	352
Number of active listings for rent:	21
Number of active listings for sale:	9
Building inventory for sale:	2%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	5

Building Association Information

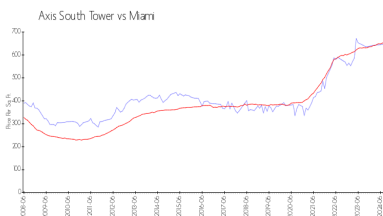
The Axis On Brickell Condominium Association, Inc
305-373-3360

<http://www.axisbrickell.com>

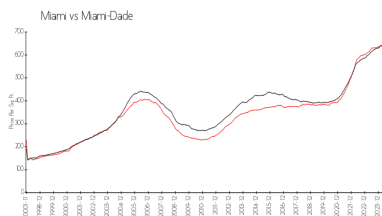
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1606-S	1,104 sq ft	Oct 2024	\$606,000	\$549
2102-S	693 sq ft	Sep 2024	\$440,000	\$635
1412-S	1,108 sq ft	Sep 2024	\$660,000	\$596
2308-S	707 sq ft	Sep 2024	\$445,000	\$629
1401-S	1,099 sq ft	Sep 2024	\$635,000	\$578
2712-S	1,108 sq ft	Sep 2024	\$685,000	\$618

Market Information



Axis South Tower: \$649/sq. ft.
Miami: \$642/sq. ft.

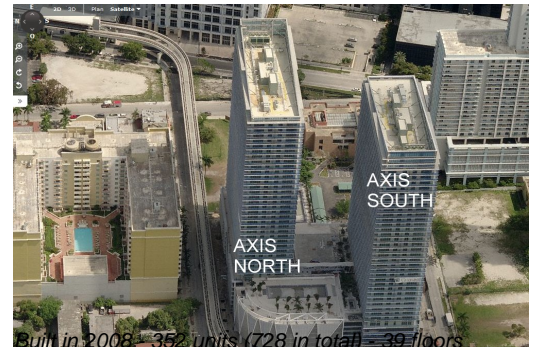


Miami: \$642/sq. ft.
Miami-Dade: \$694/sq. ft.

Inventory for Sale

Axis South Tower	3%
Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Built in 2008 - 352 units (728 in total) - 39 floors

Axis South Tower	66 days
Miami	87 days
Miami-Dade	87 days