

# Unit 704 - Yacht Club

704 - 90 Alton Rd, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11662588  
 Status: Active  
 Size: 1,090 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View: Bay, Pool Area View  
 Rental Price: \$8,000  
 List PPSF: \$7  
 Valuated Price: \$1,054,000  
 Valuated PPSF: \$967

*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

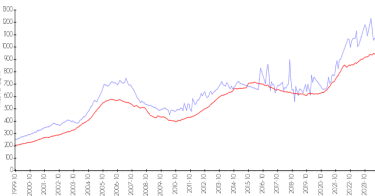
Number of units: 361  
 Number of active listings for rent: 45  
 Number of active listings for sale: 22  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 14  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

## Building Association Information

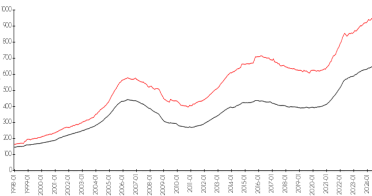
Yacht Club Condominium Association  
 305-673-4448

## Market Information

Yacht Club vs Miami Beach



Miami Beach vs Miami-Dade



Yacht Club: \$1040/sq. ft.  
 Miami Beach: \$951/sq. ft.

Miami Beach: \$951/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Yacht Club: 6%  
 Miami Beach: 5%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months

Yacht Club: 70 days  
 Miami Beach: 102 days  
 Miami-Dade: 86 days

