

# Unit 306 - Eighty Seven Park

306 - 8701 Collins Ave, Miami Beach, FL, Miami-Dade 33154

## Unit Information

MLS Number:	A11664216
Status:	Active
Size:	1,602 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Covered Parking,Deeded Parking
View:	
List Price:	\$3,499,000
List PPSF:	\$2,184
Valuated Price:	\$3,647,000
Valuated PPSF:	\$2,277

*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:	67
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	8%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

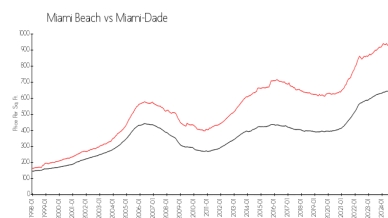
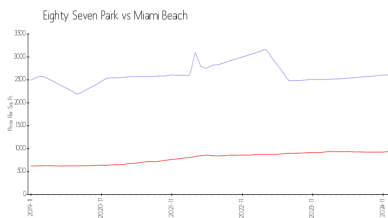
## Building Association Information

Eighty Seven Park  
 Address: 8701 Collins Ave,  
 Miami Beach, FL 33154  
 Phone: +1 305-834-4999

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH 1702	6,380 sq ft	Jan 2025	\$29,000,000	\$4,545
403	851 sq ft	Dec 2024	\$1,350,000	\$1,586
1203	1,018 sq ft	Apr 2024	\$2,050,000	\$2,014

## Market Information



Eighty Seven Park:	\$2611/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$688/sq. ft.

## Inventory for Sale

Eighty Seven Park	9%
Miami Beach	5%
Miami-Dade	5%

## Avg. Time to Close Over Last 12 Months

Eighty Seven Park	175 days
Miami Beach	104 days
Miami-Dade	90 days

