

# Unit 411 - Canyon Ranch South

411 - 6799 Collins Av, Miami Beach, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11664422  
 Status: Active  
 Size: 837 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Valet Parking  
 View: Ocean View, Water View  
 Rental Price: \$8,000  
 List PPSF: \$10  
 Valuated Price: \$651,000  
 Valuated PPSF: \$778

*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.*

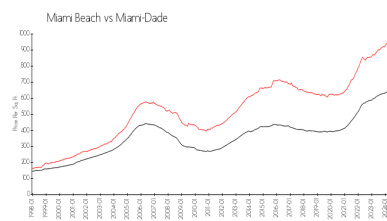
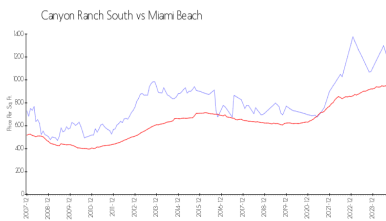
## Building Information

Number of units: 143  
 Number of active listings for rent: 11  
 Number of active listings for sale: 15  
 Building inventory for sale: 10%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

## Building Association Information

Ranch Canyon  
 6799 Collins Ave, Miami Beach, FL 33141  
 (786) 220-7093

## Market Information



Canyon Ranch South:	\$1150/sq. ft.	Miami Beach:	\$951/sq. ft.
Miami Beach:	\$951/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Canyon Ranch South: 10%  
 Miami Beach: 5%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months

Canyon Ranch South: 83 days  
 Miami Beach: 102 days  
 Miami-Dade: 87 days

