

Unit 4802 - Quantum

4802 - 1900 Bayshore Dr, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11666019
 Status: Active
 Size: 1,400 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Guest Parking

View:
 List Price: \$838,000
 List PPSF: \$599
 Valuated Price: \$931,000
 Valuated PPSF: \$665

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: 696
 Number of active listings for rent: 46
 Number of active listings for sale: 35
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 28
 Number of sales over the last 6 months: 13
 Number of sales over the last 3 months: 5

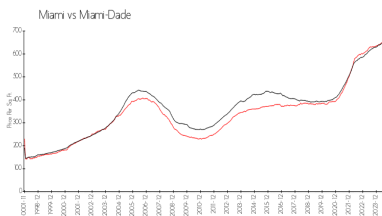
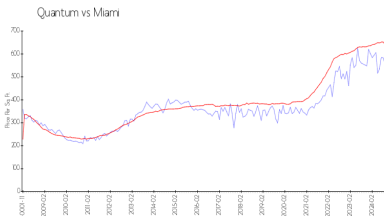
Building Association Information

Quantum on the Bay condominium Association
 786.314.7457

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3505	594 sq ft	Nov 2024	\$320,000	\$539
1702	1,400 sq ft	Nov 2024	\$780,000	\$557
1418	1,162 sq ft	Oct 2024	\$655,000	\$564
811	1,000 sq ft	Oct 2024	\$505,000	\$505
4003	651 sq ft	Sep 2024	\$420,000	\$645

Market Information



Quantum:	\$557/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Quantum: 5%
 Miami: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Quantum: 59 days
 Miami: 87 days
 Miami-Dade: 86 days

