

# Unit 609 - Millecento 1100

609 - 1100 S Miami Ave, Miami, FL, Miami-Dade 33130

## Unit Information

MLS Number: A11668165  
 Status: Pending  
 Size: 769 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Valet Parking  
 View:  
 List Price: \$475,000  
 List PPSF: \$618  
 Valuated Price: \$392,000  
 Valuated PPSF: \$485

*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: 382  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 1

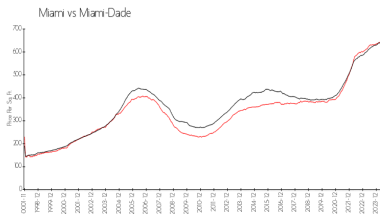
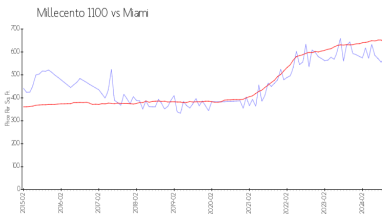
## Building Association Information

Millecento  
 1100 S Miami Ave, Miami, FL 33130  
 Front Desk / Condo Association & Property Management: 786.329.5710

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3703	923 sq ft	Sep 2024	\$550,000	\$596
4006	530 sq ft	Aug 2024	\$360,000	\$679
3603	923 sq ft	Aug 2024	\$535,000	\$580
3907	910 sq ft	Aug 2024	\$690,000	\$758
PH4208	812 sq ft	Jul 2024	\$515,000	\$634

## Market Information



Millecento 1100: \$572/sq. ft.  
 Miami: \$642/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Millecento 1100: 2%  
 Miami: 5%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months

Millecento 1100: 69 days  
 Miami: 87 days  
 Miami-Dade: 87 days

