

# Unit 1407 - Elster (The)

1407 - 398 NE 5 St, Miami, FL, Miami-Dade 33132

## Unit Information

MLS Number: A11669442  
 Status: Active  
 Size: 0 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: Valet Parking  
 View:  
 List Price: \$785,000  
 Valuated Price: \$529,000  
 Valuated PPSF: \$1,197

*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: 646  
 Number of active listings for rent: 0  
 Number of active listings for sale: 84  
 Building inventory for sale: 13%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

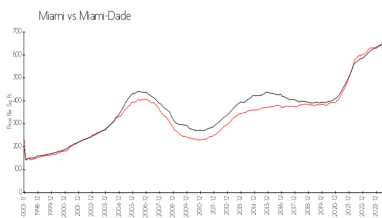
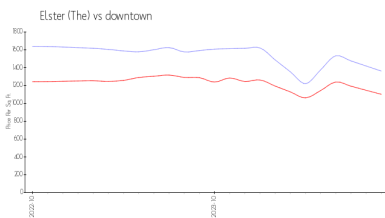
## Building Association Information

The Elster Residences Miami  
 Address: 398 NE 5th St,  
 Miami, FL 33132  
 Phone: +1 305-744-5842

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1504	443 sq ft	Nov 2024	\$620,000	\$1,400
1805	442 sq ft	Jun 2024	\$620,000	\$1,403
4005	442 sq ft	Apr 2024	\$614,000	\$1,389
4313	357 sq ft	Jan 2024	\$645,000	\$1,807

## Market Information



Elster (The):	\$1362/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Elster (The)	13%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Elster (The)	88 days
Miami	87 days
Miami-Dade	87 days

