

Unit 1103 - Carbonell

1103 - 901 Brickell Key Blvd, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11674069
 Status: Active
 Size: 1,558 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$1,199,000
 List PPSF: \$770
 Valuated Price: \$972,000
 Valuated PPSF: \$624

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: 284
 Number of active listings for rent: 11
 Number of active listings for sale: 10
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 0

Building Association Information

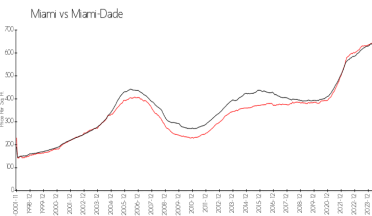
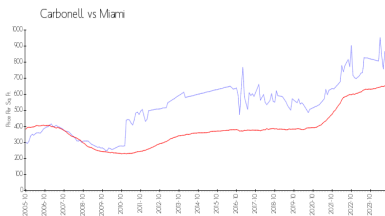
Carbonell Condominium Association
 (305) 371-4242

<http://carbonellcondo.net>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 608 | 1,301 sq ft | Aug 2024 | \$1,300,000 | \$999 |
| 2303 | 1,558 sq ft | Aug 2024 | \$1,190,000 | \$764 |
| 601 | 1,031 sq ft | Aug 2024 | \$580,000 | \$563 |
| 2302 | 1,076 sq ft | Aug 2024 | \$655,000 | \$609 |
| 307 | 1,784 sq ft | Aug 2024 | \$1,725,000 | \$967 |

Market Information

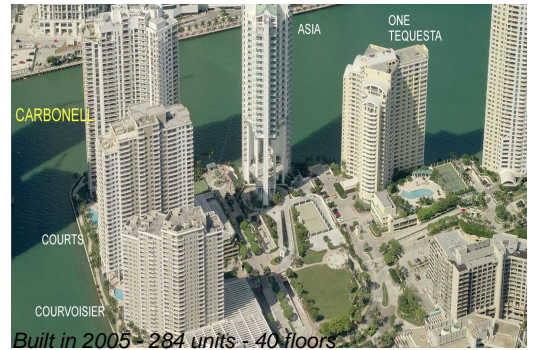


Carbonell: \$776/sq. ft. Miami: \$642/sq. ft.
 Miami: \$642/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Carbonell 4%
 Miami 5%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months



Carbonell
Miami
Miami-Dade

81 days
87 days
87 days