

# Unit 3508 - Epic

3508 - 200 Biscayne Blvd Way, Miami, FL, Miami-Dade 33131

## Unit Information

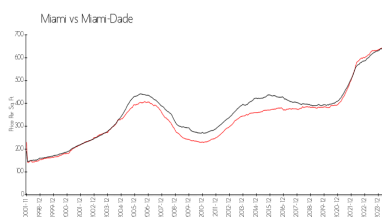
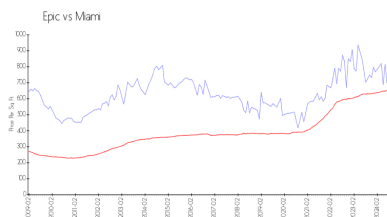
MLS Number:	A11674202
Status:	Active
Size:	1,500 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	
Rental Price:	\$7,200
List PPSF:	\$5
Valuated Price:	\$1,098,000
Valuated PPSF:	\$732

*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:	342
Number of active listings for rent:	29
Number of active listings for sale:	28
Building inventory for sale:	8%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	5

## Market Information



Epic: \$742/sq. ft.  
Miami: \$642/sq. ft.

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Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Epic	8%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Epic	145 days
Miami	87 days
Miami-Dade	87 days



MIAMI 2008 - 342 units - 54 floors