

Unit 523 - Mirador North

523 - 1200 West Av, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11674769
Status:	Active
Size:	837 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Assigned Parking,Covered Parking,Deeded Parking
View:	
List Price:	\$450,000
List PPSF:	\$538
Valuated Price:	\$291,000
Valuated PPSF:	\$348

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:	411
Number of active listings for rent:	17
Number of active listings for sale:	29
Building inventory for sale:	7%
Number of sales over the last 12 months:	26
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	1

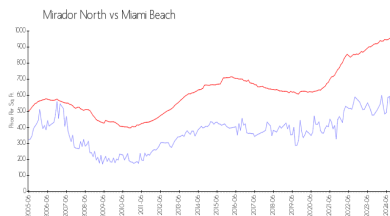
Building Association Information

Mirador 1200 Condominium Association, Inc.
305.532.7545

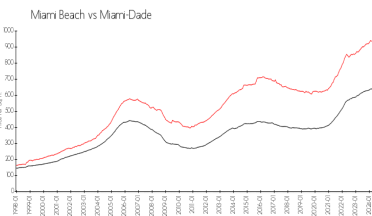
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
810	837 sq ft	Sep 2024	\$352,500	\$421
607	1,019 sq ft	Aug 2024	\$425,000	\$417
1219	837 sq ft	Aug 2024	\$428,000	\$511
721	837 sq ft	Jul 2024	\$375,000	\$448
1414	680 sq ft	Jun 2024	\$275,000	\$404

Market Information



Mirador North: \$464/sq. ft.
Miami Beach: \$951/sq. ft.



Miami Beach: \$951/sq. ft.
Miami-Dade: \$694/sq. ft.

Inventory for Sale

Mirador North	7%
Miami Beach	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Mirador North	78 days
Miami Beach	102 days
Miami-Dade	86 days

