

# Unit 1607 - 1010 Brickell

1607 - 1010 Brickell Ave, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11675981  
 Status: Active  
 Size: 970 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Covered Parking  
 View:  
 List Price: \$850,000  
 List PPSF: \$876  
 Valuated Price: \$697,000  
 Valuated PPSF: \$719

*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: 387  
 Number of active listings for rent: 0  
 Number of active listings for sale: 17  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 14  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 4

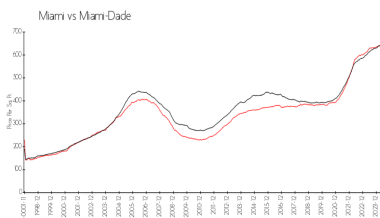
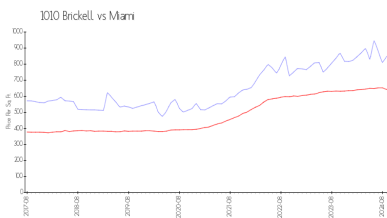
## Building Association Information

1010-Brickell Management office  
 phone number: 305.537.4911

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3304	1,325 sq ft	Nov 2024	\$1,112,500	\$840
1602	1,314 sq ft	Nov 2024	\$885,000	\$674
4304	1,325 sq ft	Sep 2024	\$1,150,000	\$868
1707	970 sq ft	Sep 2024	\$785,000	\$809
2505	1,778 sq ft	Aug 2024	\$1,400,000	\$787

## Market Information



1010 Brickell:	\$850/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

1010 Brickell	4%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

1010 Brickell	89 days
Miami	87 days
Miami-Dade	86 days

