

Unit T-3516 - Met 1

T-3516 - 300 S Biscayne Blvd, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11677469
 Status: Active
 Size: 1,126 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$740,000
 List PPSF: \$657
 Valuated Price: \$699,000
 Valuated PPSF: \$621

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.

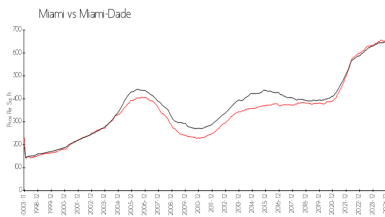
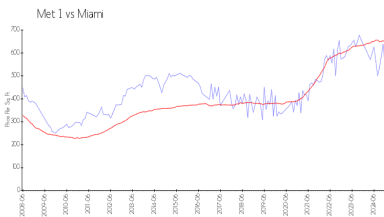
Building Information

Number of units: 447
 Number of active listings for rent: 24
 Number of active listings for sale: 100
 Building inventory for sale: 22%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 6

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
L-1014	891 sq ft	Jan 2025	\$547,000	\$614
2501	790 sq ft	Dec 2024	\$425,000	\$538
1508	1,091 sq ft	Nov 2024	\$730,000	\$669
T-2506	1,005 sq ft	Nov 2024	\$595,000	\$592
T-2106	1,005 sq ft	Nov 2024	\$635,000	\$632
T-2910	1,091 sq ft	Nov 2024	\$738,000	\$676

Market Information



Met 1: \$543/sq. ft.
 Miami: \$895/sq. ft.

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 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Met 1: 22%
 Miami: 5%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Met 1: 69 days
 Miami: 92 days
 Miami-Dade: 91 days

