

# Unit 1401 - 1800 Biscayne Plaza

1401 - 275 NE 18 St, Miami, FL, Miami-Dade 33132

## Unit Information

MLS Number: A11679086  
 Status: Active  
 Size: 734 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$375,000  
 List PPSF: \$511  
 Valuated Price: \$323,000  
 Valuated PPSF: \$440

*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: 195  
 Number of active listings for rent: 0  
 Number of active listings for sale: 9  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 0

## Building Association Information

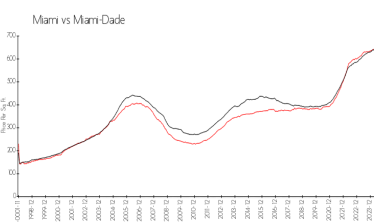
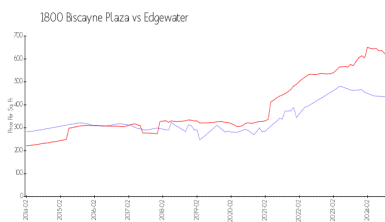
1800 Biscayne Plaza Condo Assn Inc  
 Managed By Castle Management  
 275 NE 18th St  
 Miami FL 33132  
 (305) 789-3883  
 (305) 579-5353

<http://1800biscayne.com/Page/16>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
702	1,051 sq ft	Jun 2024	\$459,000	\$437
904	718 sq ft	Jun 2024	\$360,000	\$501
PH-06	749 sq ft	Jun 2024	\$410,000	\$547
1002	1,051 sq ft	Apr 2024	\$450,000	\$428
508	593 sq ft	Feb 2024	\$288,000	\$486

## Market Information



1800 Biscayne Plaza:	\$434/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

1800 Biscayne Plaza 5%  
 Miami 5%



Miami-Dade 4%

**Avg. Time to Close Over Last 12 Months**

1800 Biscayne Plaza	63 days
Miami	87 days
Miami-Dade	86 days