

Unit 3107 - Icon 2 (South Tower)

3107 - 495 Brickell Av, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11679964
 Status: Pending
 Size: 984 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Guest Parking
 View: Bay,Water View
 Rental Price: \$4,375
 List PPSF: \$4
 Valuated Price: \$638,000
 Valuated PPSF: \$648

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

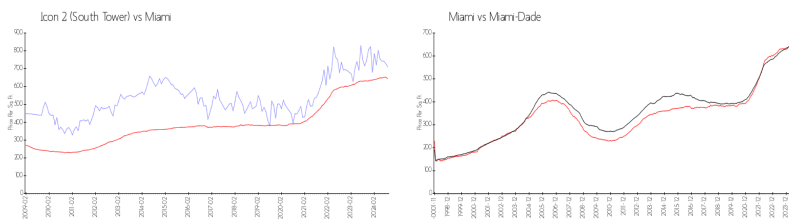
Number of units: 560
 Number of active listings for rent: 41
 Number of active listings for sale: 40
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 23
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 4

Building Association Information

Icon Condominium Association Inc
 305 371 1411 & 786.220.6880

<http://www.iconbrickell.com/>

Market Information



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|-----------------------|---------------|-------------|---------------|
| Icon 2 (South Tower): | \$709/sq. ft. | Miami: | \$642/sq. ft. |
| Miami: | \$642/sq. ft. | Miami-Dade: | \$694/sq. ft. |

Inventory for Sale

Icon 2 (South Tower) 7%
 Miami 5%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months

Icon 2 (South Tower) 93 days
 Miami 87 days
 Miami-Dade 86 days

