

Unit 1406 - Neo Lofts

1406 - 10 SW S River Dr, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11681560
 Status: Active
 Size: 1,009 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 Rental Price: \$3,000
 List PPSF: \$3
 Valuated Price: \$479,000
 Valuated PPSF: \$475

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.

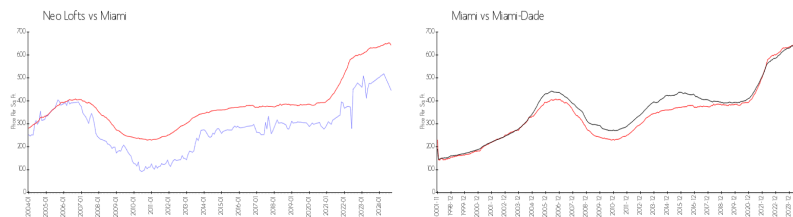
Building Information

Number of units: 199
 Number of active listings for rent: 12
 Number of active listings for sale: 13
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

Building Association Information

Neo Lofts Condominium Association, Inc
 (305) 324-6958 & (305) 324-6445

Market Information



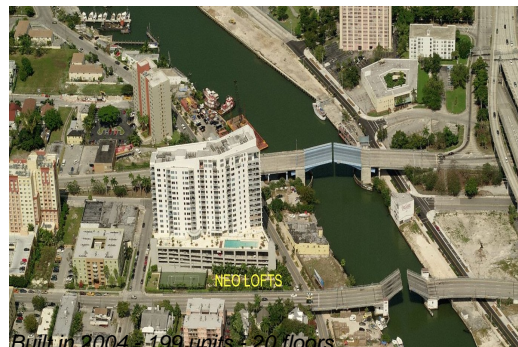
Neo Lofts: \$446/sq. ft. Miami: \$642/sq. ft.
 Miami: \$642/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Neo Lofts 7%
 Miami 5%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months

Neo Lofts 30 days
 Miami 87 days
 Miami-Dade 86 days



Built in 2004 - 199 units - 20 floors