

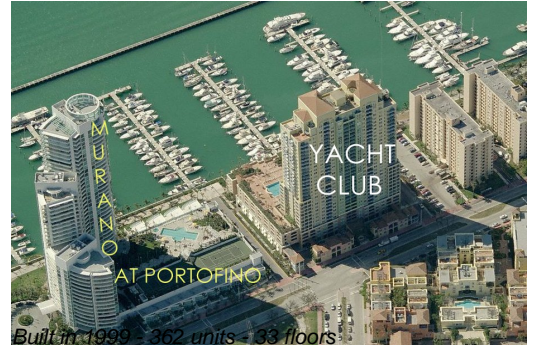
Unit TH-2 - Yacht Club

TH-2 - 90 Alton Rd, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11683374
Status:	Active
Size:	1,410 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Covered Parking,Valet Parking
View:	
List Price:	\$1,599,000
List PPSF:	\$1,134
Valuated Price:	\$1,117,000
Valuated PPSF:	\$792

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:	361
Number of active listings for rent:	45
Number of active listings for sale:	23
Building inventory for sale:	6%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

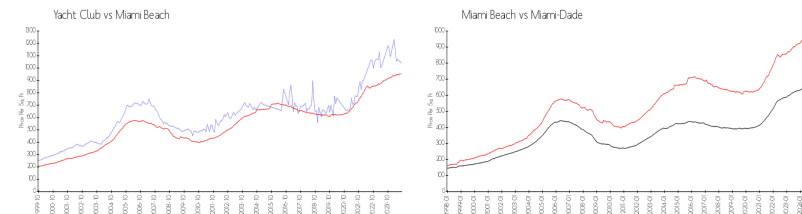
Building Association Information

Yacht Club Condominium Association
305-673-4448

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2904	1,090 sq ft	Nov 2024	\$1,300,000	\$1,193
FL-3	1,070 sq ft	Nov 2024	\$1,350,000	\$1,262
1908	780 sq ft	Sep 2024	\$850,000	\$1,090
2503	1,080 sq ft	Jun 2024	\$1,225,000	\$1,134
1012	1,130 sq ft	Jun 2024	\$1,650,000	\$1,460

Market Information



Yacht Club:	\$1040/sq. ft.	Miami Beach:	\$951/sq. ft.
Miami Beach:	\$951/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Yacht Club	6%
Miami Beach	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Yacht Club	70 days
Miami Beach	102 days
Miami-Dade	86 days