

Unit 1806 - Bel Aire on the Ocean

1806 - 6515 Collins, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11685377
 Status: Active
 Size: 805 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Assigned Parking, Deeded Parking
 View:
 List Price: \$899,000
 List PPSF: \$1,117
 Valuated Price: \$772,000
 Valuated PPSF: \$959

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: 129
 Number of active listings for rent: 6
 Number of active listings for sale: 6
 Building inventory for sale: 4%
 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

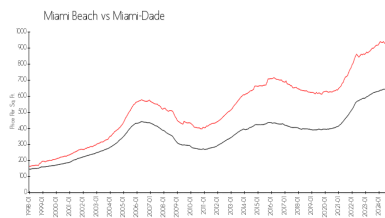
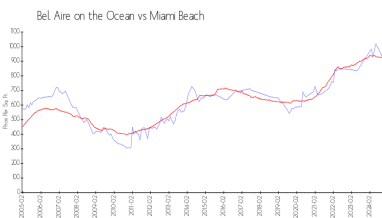
Building Association Information

Belair On Ocean Condo
 (305) 866-4804

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1410	881 sq ft	Dec 2024	\$599,000	\$680
605	819 sq ft	Jun 2024	\$800,000	\$977
1207	818 sq ft	Apr 2024	\$725,000	\$886
1805	819 sq ft	Mar 2024	\$870,000	\$1,062

Market Information



Bel Aire on the Ocean:	\$888/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Bel Aire on the Ocean 5%
 Miami Beach 5%
 Miami-Dade 5%

Avg. Time to Close Over Last 12 Months

Bel Aire on the Ocean 161 days
 Miami Beach 104 days
 Miami-Dade 91 days

