

# Unit 3I - Reef South

3I - 16570 NE 26 Ave, North Miami Beach, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11693588  
Status: Active  
Size: 990 Sq ft.  
Bedrooms: 1  
Full Bathrooms: 1  
Half Bathrooms: 1  
Parking Spaces:  
View:  
Rental Price: \$2,500  
List PPSF: \$3  
Valuated Price: \$324,000  
Valuated PPSF: \$327

*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

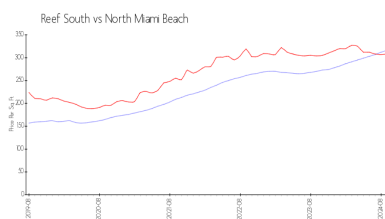
Number of units: 50  
Number of active listings for rent: 0  
Number of active listings for sale: 6  
Building inventory for sale: 12%  
Number of sales over the last 12 months: 0  
Number of sales over the last 6 months: 0  
Number of sales over the last 3 months: 0

## Building Association Information

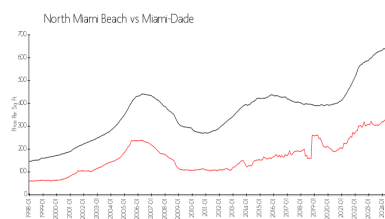
Reef Club Condominium  
16558 NE 26th Ave,  
North Miami Beach, FL 33160  
Phone: +1 305-944-1673

<https://reefclub.us/>

## Market Information



Reef South: \$316/sq. ft.  
North Miami Beach: \$308/sq. ft.



North Miami Beach: \$308/sq. ft.  
Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Reef South 12%  
North Miami Beach 9%  
Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Reef South n/a  
North Miami Beach 129 days  
Miami-Dade 86 days

