

Unit 1409 - Murano Grande

1409 - 400 Alton Rd, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number: A11694323
 Status: Active
 Size: 1,437 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$1,899,000
 List PPSF: \$1,322
 Valuated Price: \$1,353,000
 Valuated PPSF: \$942

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: 257
 Number of active listings for rent: 14
 Number of active listings for sale: 12
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

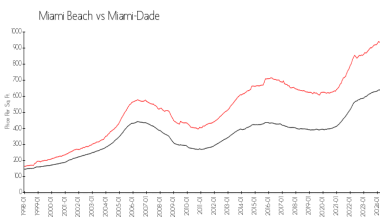
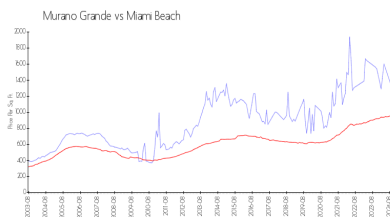
Building Association Information

Murano Grande Condo Association
 (305) 531-2946

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1001	2,003 sq ft	Nov 2024	\$2,800,000	\$1,398
2804	2,974 sq ft	Oct 2024	\$4,375,000	\$1,471
809	1,437 sq ft	May 2024	\$1,260,000	\$877
1505	1,400 sq ft	Apr 2024	\$1,600,000	\$1,143
1902	1,874 sq ft	Feb 2024	\$2,000,000	\$1,067
611	1,649 sq ft	Feb 2024	\$1,236,000	\$750
1901	2,003 sq ft	Feb 2024	\$3,000,000	\$1,498

Market Information



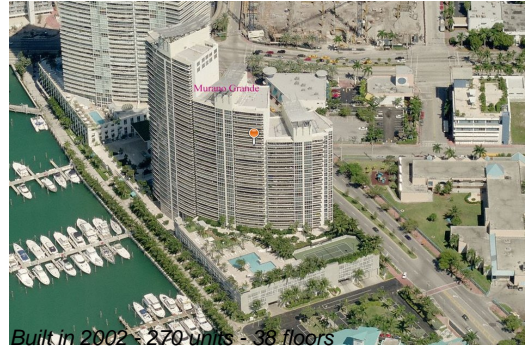
Murano Grande: \$1333/sq. ft. Miami Beach: \$951/sq. ft.
 Miami Beach: \$951/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Murano Grande: 5%
 Miami Beach: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Murano Grande: 63 days



Miami Beach
Miami-Dade

102 days
86 days