

# Unit 1706 - La Gorce

1706 - 6301 Collins Av, Miami Beach, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11695665  
 Status: Active  
 Size: 1,220 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View: Bay,Ocean View,Water View  
 Rental Price: \$4,000  
 List PPSF: \$3  
 Valuated Price: \$862,000  
 Valuated PPSF: \$707

*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

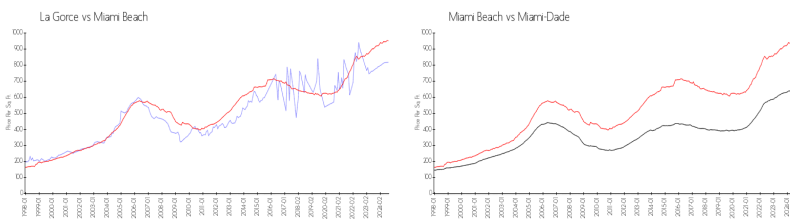
Number of units: 207  
 Number of active listings for rent: 5  
 Number of active listings for sale: 14  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 2

## Building Association Information

La Gorce Condominium  
 (305) 867-1665

<http://lagorcepalace.com/>

## Market Information



La Gorce:	\$818/sq. ft.	Miami Beach:	\$951/sq. ft.
Miami Beach:	\$951/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

La Gorce 7%  
 Miami Beach 5%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

La Gorce 124 days  
 Miami Beach 102 days  
 Miami-Dade 86 days

