

Unit 901 - Mirasol Ocean Towers

901 - 2655 Collins Ave, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number: A11700466
 Status: Active
 Size: 1,645 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Guest Parking,Street Parking
 View:
 List Price: \$845,000
 List PPSF: \$514
 Valuated Price: \$747,000
 Valuated PPSF: \$454

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: 251
 Number of active listings for rent: 0
 Number of active listings for sale: 11
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 3

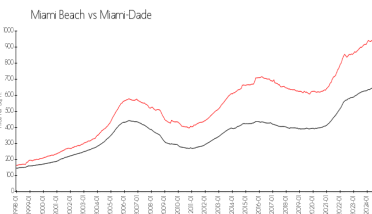
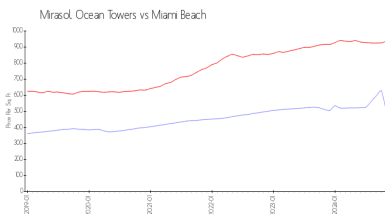
Building Association Information

Mirasol Ocean Towers
 Address: 2655 Collins Ave,
 Miami Beach, FL 33140
 Phone: +1 305-532-0526

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
708	1,122 sq ft	Dec 2024	\$500,000	\$446
905	1,122 sq ft	Nov 2024	\$450,000	\$401
1012	1,645 sq ft	Oct 2024	\$1,227,000	\$746
2007	1,122 sq ft	Aug 2024	\$530,000	\$472
1512	1,645 sq ft	Jun 2024	\$1,250,000	\$760
1603	1,190 sq ft	Jun 2024	\$528,000	\$444
1210	1,190 sq ft	Jun 2024	\$508,100	\$427

Market Information



Mirasol Ocean Towers:	\$498/sq. ft.	Miami Beach:	\$936/sq. ft.
Miami Beach:	\$936/sq. ft.	Miami-Dade:	\$693/sq. ft.

Inventory for Sale

Mirasol Ocean Towers: 4%
 Miami Beach: 5%
 Miami-Dade: 4%



Avg. Time to Close Over Last 12 Months

Mirasol Ocean Towers	102 days
Miami Beach	104 days
Miami-Dade	88 days