

Unit 504 - Spear

504 - 6103 Aqua Av, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11703123
 Status: Active
 Size: 2,752 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 4
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Covered Parking,Valet Parking
 View:
 List Price: \$3,200,000
 List PPSF: \$1,163
 Valuated Price: \$2,099,000
 Valuated PPSF: \$763

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: 60
 Number of active listings for rent: 3
 Number of active listings for sale: 4
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 0
 Number of sales over the last 3 months: 0

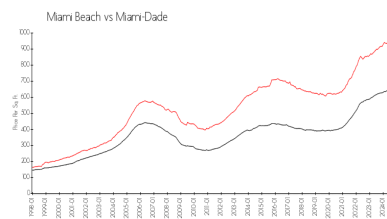
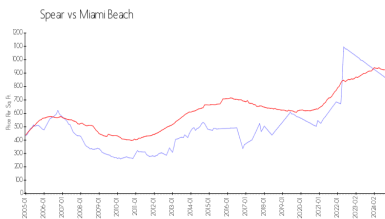
Building Association Information

Continental Group Inc Management Co 305-864-0199
 Aqua Allison Island Associations aquaadmin@aquaassociation.net
 Sub-association - Spear @ Aqua Condominium Association Inc
 aquaassistant@aquaassociation.net

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 805 | 1,773 sq ft | Jan 2024 | \$1,480,000 | \$835 |

Market Information



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|--------------|---------------|--------------|---------------|
| Spear: | \$851/sq. ft. | Miami Beach: | \$936/sq. ft. |
| Miami Beach: | \$936/sq. ft. | Miami-Dade: | \$693/sq. ft. |

Inventory for Sale

| | |
|-------------|----|
| Spear | 7% |
| Miami Beach | 5% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|-------------|----------|
| Spear | 20 days |
| Miami Beach | 104 days |
| Miami-Dade | 88 days |

