

Unit 2511 - Marina Blue

2511 - 888 Biscayne Blvd, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number:	A11714579
Status:	Active
Size:	845 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking
View:	
List Price:	\$599,000
List PPSF:	\$709
Valuated Price:	\$523,000
Valuated PPSF:	\$619

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:	514
Number of active listings for rent:	36
Number of active listings for sale:	20
Building inventory for sale:	3%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	5

Building Association Information

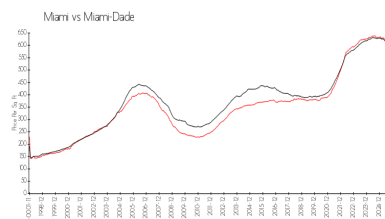
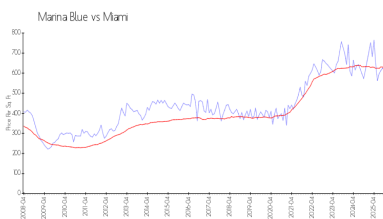
Marina Blue Condominium
(305) 347-5340

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1210	845 sq ft	Dec 2025	\$536,000	\$634
2103	943 sq ft	Dec 2025	\$500,000	\$530
4106	948 sq ft	Nov 2025	\$600,000	\$633
5507/5607	2,663 sq ft	Oct 2025	\$1,900,000	\$713
2012	1,318 sq ft	Oct 2025	\$770,000	\$584

Market Information



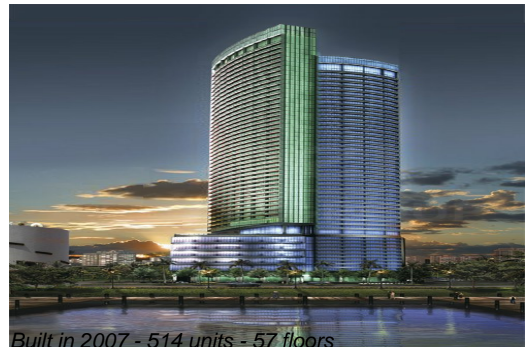
Marina Blue:	\$651/sq. ft.	Miami:	\$629/sq. ft.
Miami:	\$629/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Marina Blue	4%
Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Marina Blue	57 days
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Built in 2007 - 514 units - 57 floors

Miami
Miami-Dade

70 days
77 days