

Unit 307 - Ios on the Bay

307 - 720 NE 62 St, Miami, FL, Miami-Dade 33138

Unit Information

| | |
|-----------------|------------------|
| MLS Number: | A11724601 |
| Status: | Active |
| Size: | 973 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | 2 Or More Spaces |
| View: | |
| List Price: | \$865,000 |
| List PPSF: | \$889 |
| Valuated Price: | \$578,000 |
| Valuated PPSF: | \$594 |

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: | 43 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 5 |
| Building inventory for sale: | 11% |
| Number of sales over the last 12 months: | 2 |
| Number of sales over the last 6 months: | 1 |
| Number of sales over the last 3 months: | 0 |

Building Association Information

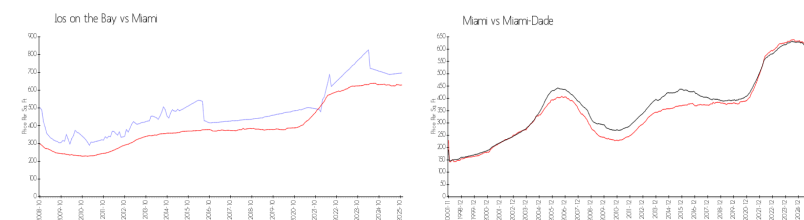
Ios on the Bay Condominium
(305) 751-9030 & (305) 758-8311

<https://>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 301 | 658 sq ft | Aug 2025 | \$385,000 | \$585 |
| 511 | 966 sq ft | Apr 2025 | \$700,000 | \$725 |

Market Information



| | | | |
|-----------------|---------------|-------------|---------------|
| Ios on the Bay: | \$697/sq. ft. | Miami: | \$629/sq. ft. |
| Miami: | \$629/sq. ft. | Miami-Dade: | \$668/sq. ft. |

Inventory for Sale

| | |
|----------------|-----|
| Ios on the Bay | 12% |
| Miami | 5% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|----------------|----------|
| Ios on the Bay | 105 days |
| Miami | 70 days |
| Miami-Dade | 77 days |



Built in 2008 - 43 units - 5 floors