

Unit E904 - Towers of Key Biscayne 2

E904 - 1121 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11733552 |
| Status: | Active |
| Size: | 1,409 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$1,125,000 |
| List PPSF: | \$798 |
| Valuated Price: | \$956,000 |
| Valuated PPSF: | \$678 |

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

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|--|-----|
| Number of units: | 269 |
| Number of active listings for rent: | 3 |
| Number of active listings for sale: | 12 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 8 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 0 |

Building Association Information

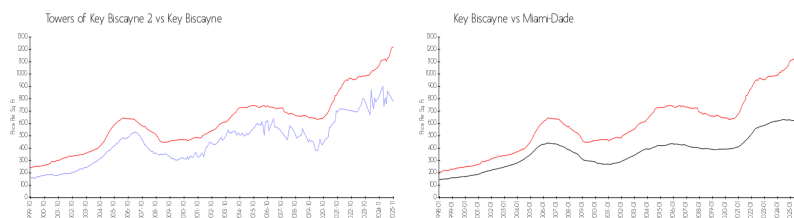
The Towers of Key Biscayne Condominium Association
(305) 361-9114

<https://www.tkbonline.com/contact-us>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|---------|
| E105 | 1,409 sq ft | Aug 2025 | \$875,000 | \$621 |
| F602 | 2,402 sq ft | Jun 2025 | \$1,950,000 | \$812 |
| F906 | 1,782 sq ft | Jun 2025 | \$1,350,000 | \$758 |
| D907 | 1,782 sq ft | Jun 2025 | \$1,950,000 | \$1,094 |
| F903 | | May 2025 | \$1,225,000 | |

Market Information

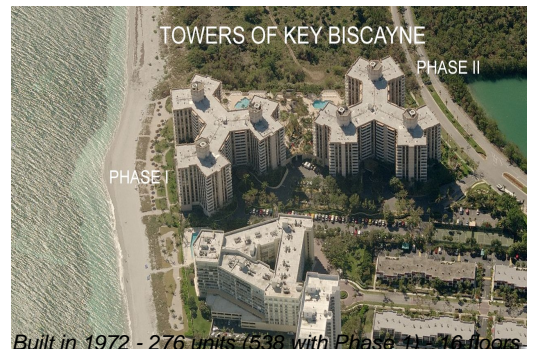


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|---------------------------|----------------|---------------|----------------|
| Towers of Key Biscayne 2: | \$779/sq. ft. | Key Biscayne: | \$1215/sq. ft. |
| Key Biscayne: | \$1215/sq. ft. | Miami-Dade: | \$668/sq. ft. |

Inventory for Sale

| | |
|--------------------------|----|
| Towers of Key Biscayne 2 | 4% |
| Key Biscayne | 2% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months



| | |
|--------------------------|----------|
| Towers of Key Biscayne 2 | 141 days |
| Key Biscayne | 89 days |
| Miami-Dade | 77 days |