

Unit 304 - One Ocean

304 - 1 Collins Ave, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11740641
Status:	Active
Size:	2,570 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$4,350,000
List PPSF:	\$1,693
Valuated Price:	\$4,183,000
Valuated PPSF:	\$1,628

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:	49
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	10%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

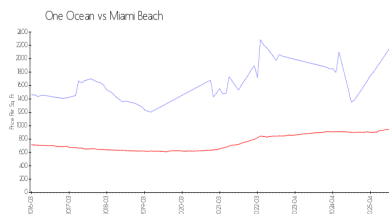
ONE OCEAN Condominium
Address: 1 Collins Ave,
Miami Beach, FL 33139
Phone: +1 786-975-1624

<https://oneoceanapartments.com/>

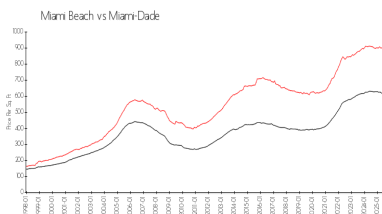
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH702	1,987 sq ft	Oct 2025	\$5,750,000	\$2,894
406	3,337 sq ft	Apr 2025	\$7,250,000	\$2,173
302	2,125 sq ft	Apr 2025	\$3,500,000	\$1,647
604	2,860 sq ft	Mar 2025	\$4,475,000	\$1,565

Market Information



One Ocean: \$1883/sq. ft.
Miami Beach: \$939/sq. ft.

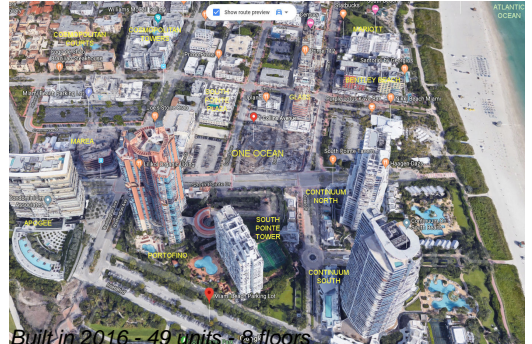


Miami Beach: \$939/sq. ft.
Miami-Dade: \$668/sq. ft.

Inventory for Sale

One Ocean	10%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



One Ocean
Miami Beach
Miami-Dade

108 days
94 days
77 days