

# Unit 802 - Towerhouse

802 - 5500 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

|                 |  |
|-----------------|--|
| MLS Number:     | A11750125                                      |
| Status:         | Active   |
| Size:           | 2,827 Sq ft.                                   |
| Bedrooms:       | 3  |
| Full Bathrooms: | 3  |
| Half Bathrooms: | 1  |
| Parking Spaces: | 2 Or More Spaces,Covered Parking,Valet Parking |
| View:           |  |
| List Price:     | \$1,999,999                                    |
| List PPSF:      | \$707  |
| Valuated Price: | \$1,442,000                                    |
| Valuated PPSF:  | \$510  |

*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:                         | 83 |
| Number of active listings for rent:      | 0  |
| Number of active listings for sale:      | 5  |
| Building inventory for sale:             | 6% |
| Number of sales over the last 12 months: | 3  |
| Number of sales over the last 6 months:  | 2  |
| Number of sales over the last 3 months:  | 1  |

## Building Association Information

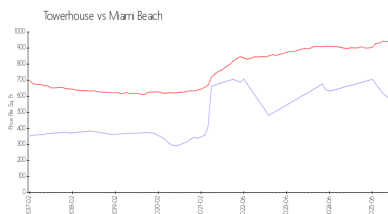
Towerhouse Condominium  
Address: 5500 Collins Ave,  
Miami Beach, FL 33140,  
Phone: +1 305-865-8677

<https://>

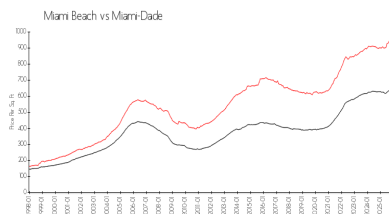
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF  |
|--------|-------------|--------------|-------------|-------|
| 1502   | 2,827 sq ft | Dec 2025     | \$1,487,500 | \$526 |
| 2302   | 2,827 sq ft | Sep 2025     | \$1,770,000 | \$626 |
| 1704   | 2,868 sq ft | Jun 2025     | \$1,930,000 | \$673 |

## Market Information



Towerhouse: \$584/sq. ft.  
Miami Beach: \$939/sq. ft.



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

## Inventory for Sale

|             |    |
|-------------|----|
| Towerhouse  | 6% |
| Miami Beach | 4% |
| Miami-Dade  | 4% |

## Avg. Time to Close Over Last 12 Months



Towerhouse  
Miami Beach  
Miami-Dade

126 days  
94 days  
77 days