

Unit 2204 - Blue Diamond

2204 - 4779 Collins Av, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number:	A11751047
Status:	Active
Size:	1,550 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Valet Parking
View:	
List Price:	\$2,100,000
List PPSF:	\$1,355
Valuated Price:	\$1,591,000
Valuated PPSF:	\$1,026

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:	315
Number of active listings for rent:	7
Number of active listings for sale:	8
Building inventory for sale:	2%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

Building Association Information

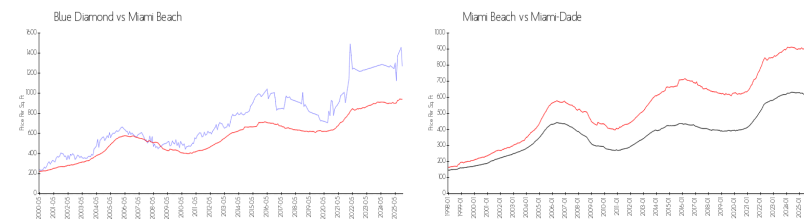
Blue Diamond condominium Association, inc
(305) 672-9910 & 305-672-4779

<https://bluegreendiamondcondos.com/blue>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH4301	1,940 sq ft	Nov 2025	\$4,050,000	\$2,088
3108	1,550 sq ft	Oct 2025	\$2,000,000	\$1,290
804	1,550 sq ft	Jul 2025	\$1,500,000	\$968
4006	1,100 sq ft	Jun 2025	\$1,200,000	\$1,091
501	1,980 sq ft	May 2025	\$2,000,000	\$1,010

Market Information



Blue Diamond:	\$1266/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Blue Diamond	3%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Blue Diamond	86 days
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Miami Beach
Miami-Dade

94 days
78 days