

# Unit 2405 - Icon 1 (North Tower)

2405 - 465 Brickell Av, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11751884  
 Status: Active  
 Size: 1,313 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Ocean View,River,Water View  
 Rental Price: \$5,900  
 List PPSF: \$4  
 Valuated Price: \$943,000  
 Valuated PPSF: \$718

*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

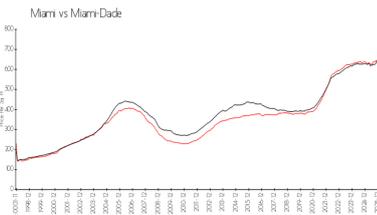
Number of units: 713  
 Number of active listings for rent: 65  
 Number of active listings for sale: 53  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 18  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 5

## Building Association Information

Icon Condominium Association Inc  
 305 371 1411 & 786.220.7701

<https://www.iconbrickell.com/>

## Market Information



Icon 1 (North Tower):	\$718/sq. ft.	Miami:	\$606/sq. ft.
Miami:	\$606/sq. ft.	Miami-Dade:	\$664/sq. ft.

## Inventory for Sale

Icon 1 (North Tower)	7%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Icon 1 (North Tower)	72 days
Miami	71 days
Miami-Dade	79 days

