

# Unit B804 - Towers of Key Biscayne 1

B804 - 1111 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number: A11785766  
 Status: Active  
 Size: 1,409 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2 Or More Spaces,Assigned  
 Parking,Covered Parking

View:  
 List Price: \$1,195,000  
 List PPSF: \$848  
 Valuated Price: \$963,000  
 Valuated PPSF: \$683

*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: 263  
 Number of active listings for rent: 8  
 Number of active listings for sale: 4  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

## Building Association Information

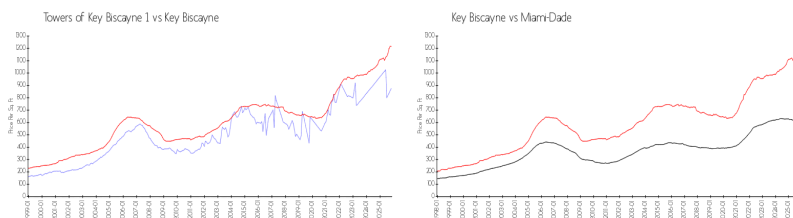
The Towers of Key Biscayne Condominium Association  
 (305) 361-9114

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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
A203	1,409 sq ft	Nov 2025	\$1,250,000	\$887
A201	1,782 sq ft	Jul 2025	\$1,725,000	\$968
C804	1,114 sq ft	Jul 2025	\$685,000	\$615
C906	1,782 sq ft	Jun 2025	\$1,600,000	\$898
C1106	1,782 sq ft	Apr 2025	\$1,822,000	\$1,022

## Market Information



Towers of Key Biscayne 1:	\$876/sq. ft.	Key Biscayne:	\$1215/sq. ft.
Key Biscayne:	\$1215/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Towers of Key Biscayne 1: 2%  
 Key Biscayne: 2%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months



Towers of Key Biscayne 1	127 days
Key Biscayne	89 days
Miami-Dade	77 days