

Unit 2702 - Harbour North & South (The)

2702 - 16385 Biscayne Blvd, North Miami Beach, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11833571
Status:	Active
Size:	937 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	
List Price:	\$535,000
List PPSF:	\$571
Valuated Price:	\$550,000
Valuated PPSF:	\$587

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.

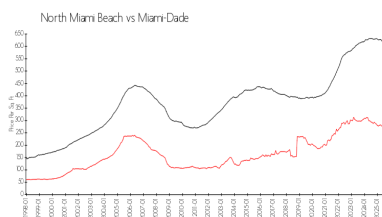
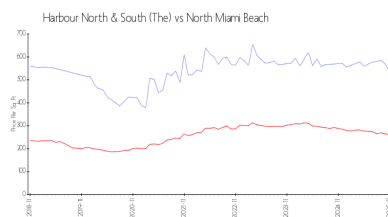
Building Information

Number of units:	425
Number of active listings for rent:	0
Number of active listings for sale:	39
Building inventory for sale:	9%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	3

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1821	1,556 sq ft	Dec 2025	\$820,000	\$527
1618+ 2 Parking	1,129 sq ft	Oct 2025	\$673,000	\$596
2806		Oct 2025	\$645,000	
404	1,122 sq ft	Sep 2025	\$570,000	\$508
2519	1,119 sq ft	Jul 2025	\$650,000	\$581
406	1,108 sq ft	Jul 2025	\$550,000	\$496
1616	1,107 sq ft	Jul 2025	\$639,000	\$577
307 +2parking	1,557 sq ft	Jul 2025	\$820,000	\$527

Market Information



Harbour North & South (The): \$537/sq. ft.
North Miami Beach: \$259/sq. ft.

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Miami-Dade: \$671/sq. ft.

Inventory for Sale

Harbour North & South (The)	9%
North Miami Beach	8%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Harbour North & South (The)	98 days
North Miami Beach	102 days
Miami-Dade	77 days

