

Unit 1503 - Harbour North & South (The)

1503 - 16385 Biscayne Blvd, North Miami Beach, FL, Miami-Dade 33160

Unit Information

MLS Number: A11848456
 Status: Active
 Size: 1,119 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$650,000
 List PPSF: \$581
 Valuated Price: \$583,000
 Valuated PPSF: \$521

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.

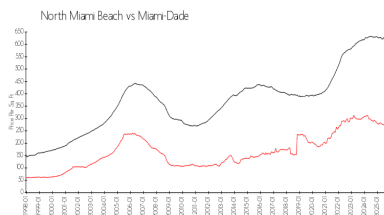
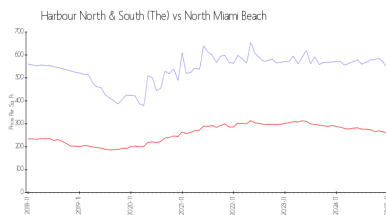
Building Information

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.
North Miami Beach:	\$259/sq. ft.	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

