

Unit 2705 - La Gorce

2705 - 6301 Collins Av, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number:	A11850724
Status:	Active
Size:	1,440 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$1,390,000
List PPSF:	\$965
Valuated Price:	\$1,119,000
Valuated PPSF:	\$777

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:	207
Number of active listings for rent:	5
Number of active listings for sale:	10
Building inventory for sale:	4%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

Building Association Information

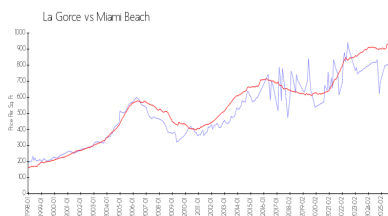
La Gorce Condominium
(305) 867-1665

<https://lagorcepalace.com/>

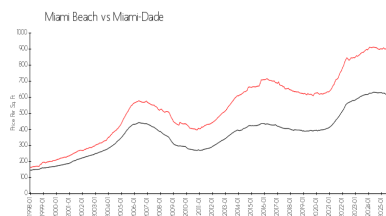
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1508	1,250 sq ft	Dec 2025	\$1,010,000	\$808
3101	1,690 sq ft	Nov 2025	\$1,555,000	\$920
2608	1,250 sq ft	Oct 2025	\$1,125,000	\$900
TS8	1,250 sq ft	Jul 2025	\$1,200,000	\$960
807	1,340 sq ft	May 2025	\$800,000	\$597

Market Information



La Gorce: \$814/sq. ft.
Miami Beach: \$939/sq. ft.



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

Inventory for Sale

La Gorce	5%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

La Gorce	112 days
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Miami Beach
Miami-Dade

94 days
77 days