

Unit 302 - Georgian

302 - 1621 Collins Av, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number: A11859888
 Status: Active
 Size: 1,088 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space
 View:
 List Price: \$710,000
 List PPSF: \$653
 Valuated Price: \$627,000
 Valuated PPSF: \$576

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: 149
 Number of active listings for rent: 3
 Number of active listings for sale: 11
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

Building Association Information

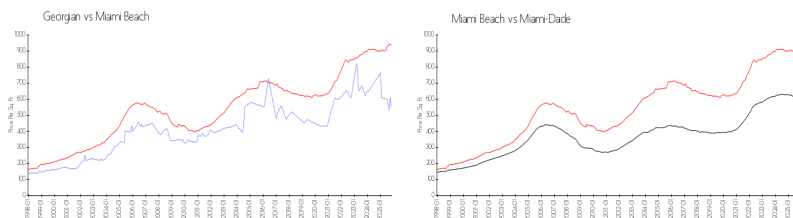
Georgian Condominium Association
 (305) 672-6839

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
509	1,088 sq ft	Oct 2025	\$638,500	\$587
708	806 sq ft	Sep 2025	\$383,000	\$475
801	1,088 sq ft	Jul 2025	\$625,000	\$574
520	1,180 sq ft	Jul 2025	\$1,065,000	\$903
314	806 sq ft	Feb 2025	\$405,000	\$502

Market Information



Georgian:	\$555/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Georgian	7%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Georgian	76 days
----------	---------



Miami Beach
Miami-Dade

94 days
77 days