

Unit 1104 - Commodore Club West

1104 - 155 Ocean Lane Dr, Key Biscayne, FL, Miami-Dade 33149

Unit Information

MLS Number: A11865349
Status: Active
Size: 1,260 Sq ft.
Bedrooms: 2
Full Bathrooms: 2
Half Bathrooms: 0
Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Guest Parking

View:
List Price: \$1,375,000
List PPSF: \$1,091
Valuated Price: \$1,183,000
Valuated PPSF: \$939

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: 186
Number of active listings for rent: 4
Number of active listings for sale: 5
Building inventory for sale: 2%
Number of sales over the last 12 months: 3
Number of sales over the last 6 months: 2
Number of sales over the last 3 months: 0

Building Association Information

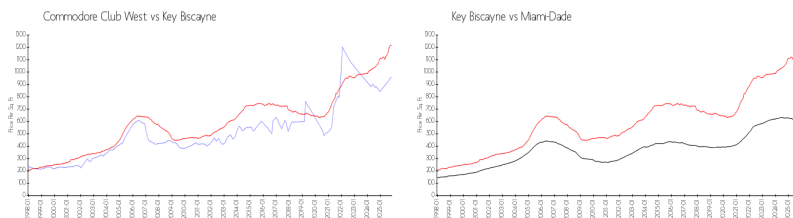
Commodore Club West Association Inc
(305) 361-7316

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
310	1,260 sq ft	Aug 2025	\$800,000	\$635
210	1,260 sq ft	Aug 2025	\$960,000	\$762
1107	895 sq ft	Jan 2025	\$740,000	\$827

Market Information



Commodore Club West:	\$960/sq. ft.	Key Biscayne:	\$1215/sq. ft.
Key Biscayne:	\$1215/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Commodore Club West: 3%
Key Biscayne: 2%
Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Commodore Club West: 103 days



Key Biscayne
Miami-Dade

89 days
77 days