

Unit 803 - Fontainebleau III Sorrento

803 - 4391 Collins Av, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number:	A11866341
Status:	Active
Size:	544 Sq ft.
Bedrooms:	0
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Valet Parking
View:	
List Price:	\$1,025,000
List PPSF:	\$1,884
Valuated Price:	\$654,000
Valuated PPSF:	\$1,139

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.

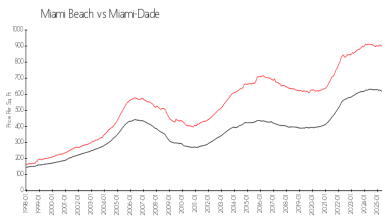
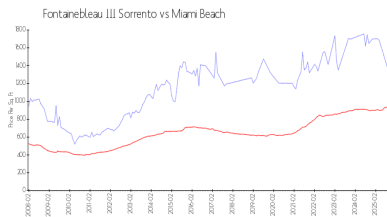
Building Information

Number of units:	286
Number of active listings for rent:	0
Number of active listings for sale:	24
Building inventory for sale:	8%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	3

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
719	824 sq ft	Dec 2025	\$940,500	\$1,141
623	1,063 sq ft	Nov 2025	\$1,365,000	\$1,284
410	1,104 sq ft	Nov 2025	\$1,320,000	\$1,196
1809/1810	1,532 sq ft	Jun 2025	\$3,150,000	\$2,056
1518	538 sq ft	Apr 2025	\$815,000	\$1,515

Market Information



Fontainebleau III Sorrento:	\$1244/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Fontainebleau III Sorrento	8%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Fontainebleau III Sorrento	136 days
Miami Beach	94 days
Miami-Dade	77 days

