

Unit 328S - Flamingo South Tower

328S - 1500 Bay Rd, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number: A11877868
 Status: Active
 Size: 1,072 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Guest Parking,Rv/Boat Parking,Valet Parking
 View:
 List Price: \$699,999
 List PPSF: \$653
 Valuated Price: \$744,000
 Valuated PPSF: \$694

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: 562
 Number of active listings for rent: 115
 Number of active listings for sale: 17
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 5

Building Association Information

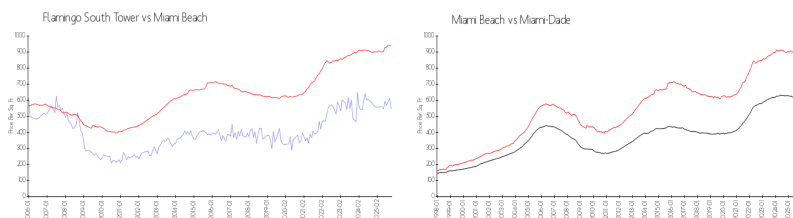
Flamingo South Beach
 1500 Bay Rd, Miami Beach, FL 33139
 (305) 532 7583

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
856S	584 sq ft	Dec 2025	\$345,000	\$591
1182S	729 sq ft	Dec 2025	\$372,900	\$512
648S	1,061 sq ft	Oct 2025	\$630,000	\$594
668S	1,020 sq ft	Oct 2025	\$540,000	\$529
746S	1,069 sq ft	Oct 2025	\$610,000	\$571

Market Information



Flamingo South Tower:	\$550/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Flamingo South Tower	3%
Miami Beach	4%
Miami-Dade	4%



Avg. Time to Close Over Last 12 Months

Flamingo South Tower	91 days
Miami Beach	94 days
Miami-Dade	77 days