

# Unit 1708 - Riviera

1708 - 2401 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11908522  
 Status: Active  
 Size: 1,619 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View:  
 List Price: \$1,118,000  
 List PPSF: \$691  
 Valuated Price: \$902,000  
 Valuated PPSF: \$557

*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: 177  
 Number of active listings for rent: 0  
 Number of active listings for sale: 10  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 4

## Building Association Information

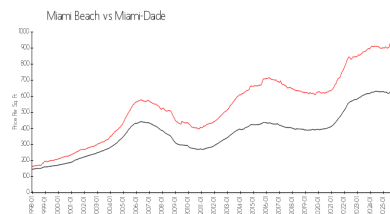
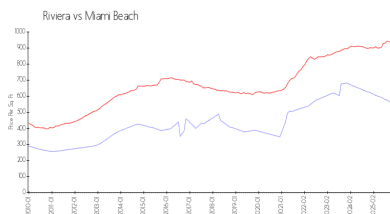
The Riviera Condominium Association Inc  
 2401 Collins Avenue  
 Miami Beach, FL 33140  
 Phone: (305) 532-3742

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1209	1,368 sq ft	Dec 2025	\$750,000	\$548
1109	1,368 sq ft	Oct 2025	\$615,000	\$450
601	1,266 sq ft	Sep 2025	\$1,175,000	\$928
1807	1,121 sq ft	Sep 2025	\$645,000	\$575
1212	1,030 sq ft	Aug 2025	\$450,000	\$437

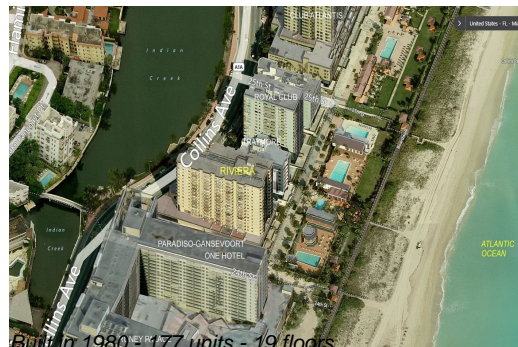
## Market Information



Riviera:	\$560/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Riviera	6%
Miami Beach	4%
Miami-Dade	4%



**Avg. Time to Close Over Last 12 Months**

Riviera	108 days
Miami Beach	94 days
Miami-Dade	77 days