

# Unit 316 - Mirador North

316 - 1200 West Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11916937  
 Status: Active  
 Size: 837 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space,Assigned Parking,Deeded Parking  
 View:  
 List Price: \$479,000  
 List PPSF: \$572  
 Valuated Price: \$288,000  
 Valuated PPSF: \$344

*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: 411  
 Number of active listings for rent: 17  
 Number of active listings for sale: 18  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 24  
 Number of sales over the last 6 months: 17  
 Number of sales over the last 3 months: 7

## Building Association Information

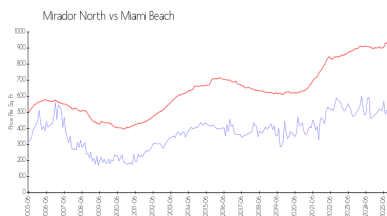
Mirador 1200 Condominium Association, Inc.  
 305.532.7545

<https://>

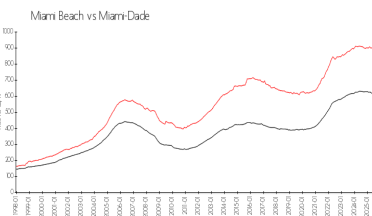
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
605	837 sq ft	Dec 2025	\$573,500	\$685
1422	837 sq ft	Dec 2025	\$340,000	\$406
1104	837 sq ft	Oct 2025	\$515,000	\$615
704	837 sq ft	Oct 2025	\$495,000	\$591
1511	552 sq ft	Oct 2025	\$280,000	\$507

## Market Information



Mirador North: \$452/sq. ft.  
 Miami Beach: \$939/sq. ft.

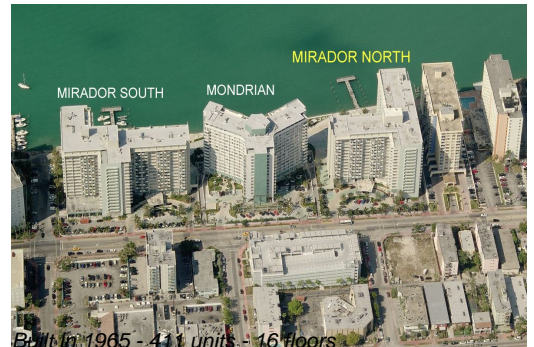
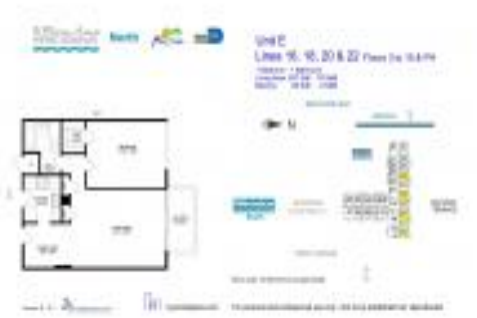


Miami Beach: \$939/sq. ft.  
 Miami-Dade: \$668/sq. ft.

## Inventory for Sale

Mirador North 4%  
 Miami Beach 4%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months



Mirador North  
Miami Beach  
Miami-Dade

74 days  
94 days  
77 days