

Unit 306 - One Bal Harbour

306 - 10295 Collins Av, Bal Harbour, FL, Miami-Dade 33154

Unit Information

MLS Number: A11938127
 Status: Active
 Size: 2,009 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Additional Spaces Available,Assigned Parking

View:
 List Price: \$3,650,000
 List PPSF: \$1,817
 Valuated Price: \$2,788,000
 Valuated PPSF: \$1,388

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: 309
 Number of active listings for rent: 16
 Number of active listings for sale: 7
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

Building Association Information

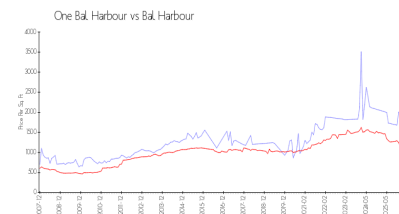
One Bal Harbour
 10275 Collins Ave, Bal Harbour, FL33154
 (305) 865-4700

<https://>

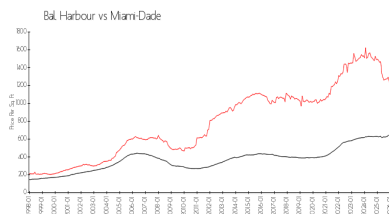
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
312	510 sq ft	Jan 2026	\$630,000	\$1,235
1008	2,763 sq ft	Dec 2025	\$6,420,000	\$2,324
801	2,136 sq ft	Nov 2025	\$3,500,000	\$1,639
1802	4,005 sq ft	Oct 2025	\$9,350,000	\$2,335
401	2,136 sq ft	Jun 2025	\$3,300,000	\$1,545
1413	1,147 sq ft	Jun 2025	\$1,750,000	\$1,526

Market Information



One Bal Harbour: \$1834/sq. ft.
 Bal Harbour: \$1142/sq. ft.



Bal Harbour: \$1142/sq. ft.
 Miami-Dade: \$664/sq. ft.

Inventory for Sale

One Bal Harbour 2%
 Bal Harbour 4%
 Miami-Dade 4%



Avg. Time to Close Over Last 12 Months

One Bal Harbour	128 days
Bal Harbour	115 days
Miami-Dade	79 days