

Unit 4004 - One Miami

4004 - 325 S Biscayne Blvd, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: F10417569
 Status: Active
 Size: 846 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: 1 Space,Assigned Parking
 View: Bay,Ocean View
 List Price: \$489,000
 List PPSF: \$578
 Valuated Price: \$532,000
 Valuated PPSF: \$629

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: 890
 Number of active listings for rent: 56
 Number of active listings for sale: 50
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 32
 Number of sales over the last 6 months: 13
 Number of sales over the last 3 months: 4

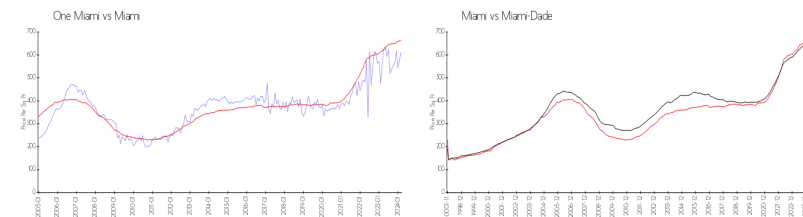
Building Association Information

One Miami Master Association
 (786) 425-1515

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2312	1,416 sq ft	Apr 2024	\$840,000	\$593
3012	1,416 sq ft	Mar 2024	\$825,000	\$583
3114	1,105 sq ft	Mar 2024	\$596,250	\$540
UPH22	1,169 sq ft	Mar 2024	\$740,000	\$633
3702	846 sq ft	Jan 2024	\$495,000	\$585
LPH-01	1,145 sq ft	Jan 2024	\$696,000	\$608

Market Information



One Miami: \$611/sq. ft.
 Miami: \$665/sq. ft.
 Miami-Dade: \$703/sq. ft.

Inventory for Sale

One Miami: 6%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



One Miami
Miami
Miami-Dade

75 days
84 days
81 days