

Unit 3314 - Club @ Brickell Bay

3314 - 1200 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: F10447059
 Status: Active
 Size: 818 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View: Intracoastal View
 List Price: \$449,000
 List PPSF: \$549
 Valuated Price: \$632,000
 Valuated PPSF: \$773

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: 643
 Number of active listings for rent: 36
 Number of active listings for sale: 47
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 22
 Number of sales over the last 6 months: 11
 Number of sales over the last 3 months: 7

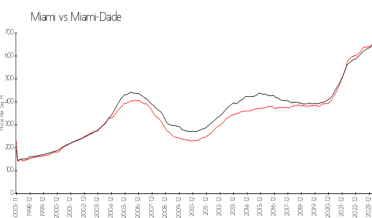
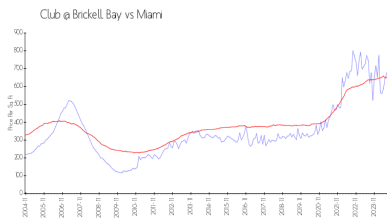
Building Association Information

The Club at Brickell Bay Condo Association
 305.503.2400

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH4219	825 sq ft	Aug 2024	\$598,000	\$725
3601	1,105 sq ft	Jul 2024	\$795,000	\$719
2209	1,183 sq ft	Jul 2024	\$740,000	\$626
2201	1,105 sq ft	Jun 2024	\$755,000	\$683
1705	740 sq ft	Jun 2024	\$425,000	\$574
3312	818 sq ft	Jun 2024	\$450,000	\$550
1521	825 sq ft	Jun 2024	\$465,000	\$564

Market Information



Club @ Brickell Bay: \$700/sq. ft.
 Miami: \$650/sq. ft.

Miami: \$650/sq. ft.
 Miami-Dade: \$697/sq. ft.

Inventory for Sale

Club @ Brickell Bay: 7%
 Miami: 4%
 Miami-Dade: 4%



Avg. Time to Close Over Last 12 Months

Club @ Brickell Bay	61 days
Miami	84 days
Miami-Dade	84 days