

# Unit W-1606 - Madison (East & West)

W-1606 - 800 N Miami Av, Miami, FL, Miami-Dade 33316

## Unit Information

MLS Number: F10459234  
 Status: Active  
 Size: 927 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space,Assigned Parking,Detached  
 View: Other View  
 List Price: \$360,000  
 List PPSF: \$388  
 Valuated Price: \$390,000  
 Valuated PPSF: \$421

*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: 355  
 Number of active listings for rent: 20  
 Number of active listings for sale: 17  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 3

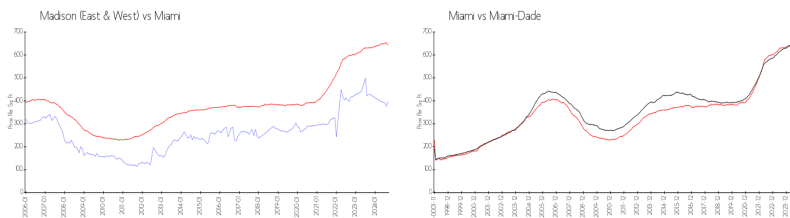
## Building Association Information

Madison Downtown Condominiums  
 (305) 373-9900

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
W-1803	914 sq ft	Dec 2024	\$365,000	\$399
W-2209	914 sq ft	Sep 2024	\$375,000	\$410
E-401	593 sq ft	Sep 2024	\$240,000	\$405
E-1505	689 sq ft	Aug 2024	\$284,000	\$412
W-1603	914 sq ft	Apr 2024	\$385,000	\$421

## Market Information



Madison (East & West):	\$398/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Madison (East & West) 5%  
 Miami 5%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Madison (East & West) 84 days  
 Miami 87 days  
 Miami-Dade 87 days

