

Unit 704 - Bentley Beach

704 - 101 Ocean Dr, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	F10518212
Status:	Active
Size:	415 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned Parking
View:	
List Price:	\$895,000
List PPSF:	\$2,157
Valuated Price:	\$850,000
Valuated PPSF:	\$2,048

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:	109
Number of active listings for rent:	3
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Building Association Information

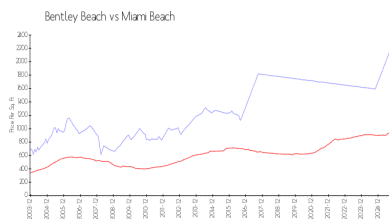
Bentley Condo Association
510 Ocean Dr Miami Beach FL 33139
305-538-2091

<https://>

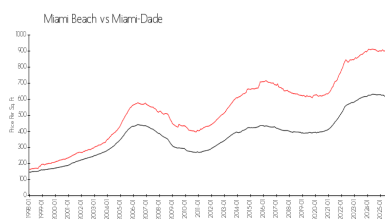
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
611	710 sq ft	May 2025	\$980,000	\$1,380
403	641 sq ft	Mar 2025	\$750,000	\$1,170

Market Information



Bentley Beach: \$2291/sq. ft.
Miami Beach: \$939/sq. ft.



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

Inventory for Sale

Bentley Beach	2%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Bentley Beach	53 days
Miami Beach	94 days
Miami-Dade	77 days

