

# Unit 1722 - Maison Grande

1722 - 6039 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number:	RX-10988998
Status:	Active
Size:	1,125 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Garage - Building
View:	Ocean
List Price:	\$485,000
List PPSF:	\$431
Valuated Price:	\$436,000
Valuated PPSF:	\$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:	502
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	4%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	2

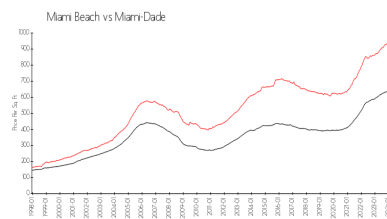
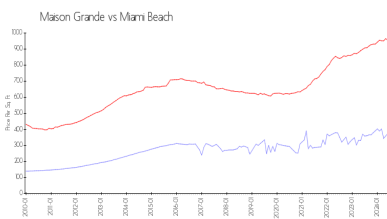
## Building Association Information

Maison Grande Condominium  
 6039 Collins Ave,  
 Miami Beach, FL 33140  
 (305) 865-4247

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1230	1,290 sq ft	Jun 2024	\$300,000	\$233
1630	1,290 sq ft	Jun 2024	\$450,000	\$349
1727	1,190 sq ft	Apr 2024	\$500,000	\$420
1028	1,280 sq ft	Mar 2024	\$395,000	\$309
1736	1,290 sq ft	Mar 2024	\$660,000	\$512
621	1,065 sq ft	Mar 2024	\$375,000	\$352
728	1,280 sq ft	Mar 2024	\$365,000	\$285

## Market Information



Maison Grande:	\$374/sq. ft.	Miami Beach:	\$954/sq. ft.
Miami Beach:	\$954/sq. ft.	Miami-Dade:	\$704/sq. ft.

## Inventory for Sale

Maison Grande	4%
Miami Beach	4%
Miami-Dade	3%



## **Avg. Time to Close Over Last 12 Months**

Maison Grande	92 days
Miami Beach	99 days
Miami-Dade	83 days