

Unit 2106 - Ten Museum Park

2106 - 1040 Biscayne Blvd, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: RX-11008734
 Status: Active Under Contract
 Size: 1,123 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2+ Spaces,Assigned
 View:
 List Price: \$750,000
 List PPSF: \$668
 Valuated Price: \$680,000
 Valuated PPSF: \$606

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: 200
 Number of active listings for rent: 16
 Number of active listings for sale: 9
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

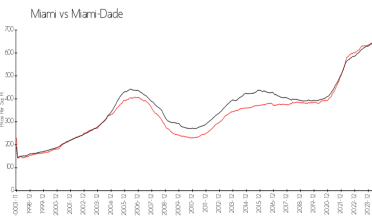
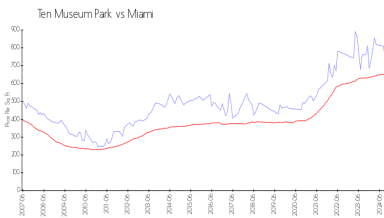
Building Association Information

Ten Museum Park Condominium Association
 (305) 358-8631

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1403	1,794 sq ft	Dec 2024	\$1,635,000	\$911
3205	791 sq ft	Oct 2024	\$520,000	\$657
3706	1,123 sq ft	Sep 2024	\$693,750	\$618
3301	1,735 sq ft	Aug 2024	\$1,780,000	\$1,026
3807	1,123 sq ft	Jul 2024	\$720,000	\$641

Market Information



Ten Museum Park:	\$748/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Ten Museum Park: 5%
 Miami: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Ten Museum Park: 109 days
 Miami: 87 days
 Miami-Dade: 87 days