



The Club at Brickell Bay

1200 Brickell Bay Drive
Miami, FL 33131

Every month we compile this comprehensive market report focus on The Club at Brickell Bay in this convenient and easy to read format. Our datas comes from more than six different sources including MLS Associations, County Offices and Financial Institutions. Get this report for free every month on our website clubatbrickellbaycondosforsale.com.

Property Stats

POSTAL CODE 33131

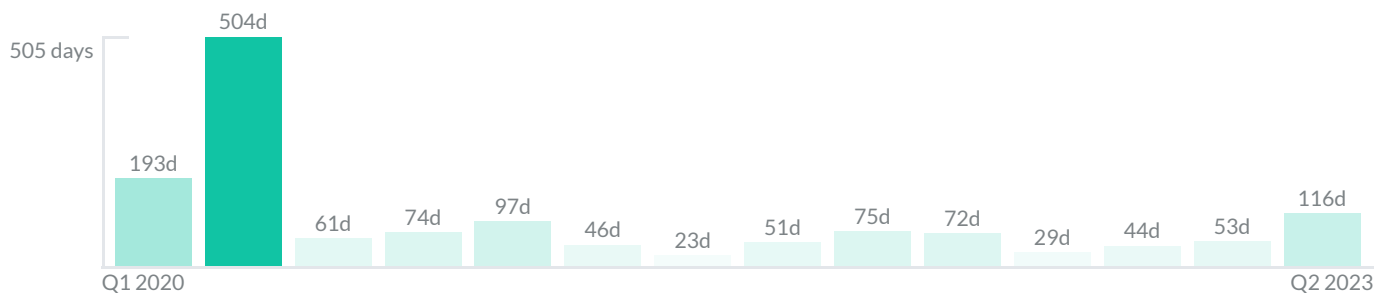
The property stats graph represents the median price evolution since ten years in your postal code area.



Similar Properties

DAYS ON THE MARKET

Everyday 3 months we monitor how many days it takes for similar properties to be sold. This is also a good indicator to know when to buy or sale!



Mortgage Rates

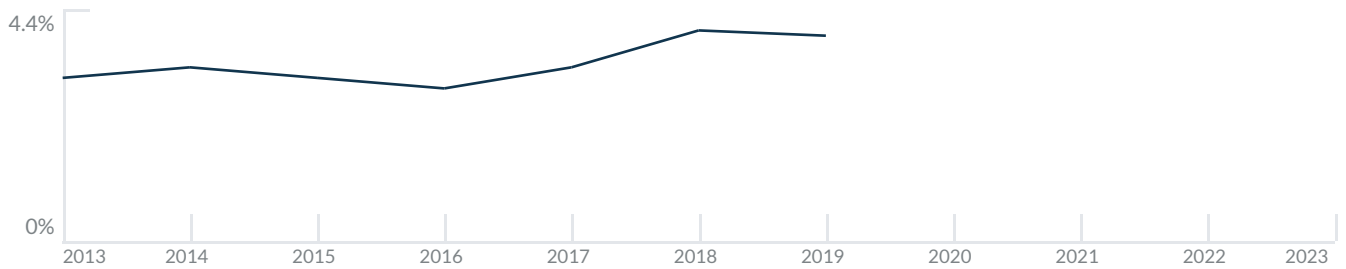
PER YEAR

Understanding mortgage economics is important when you want to buy with a loan. Below is the historical yearly average mortgage rates in the Unites States retrieved from Freddie Mac©

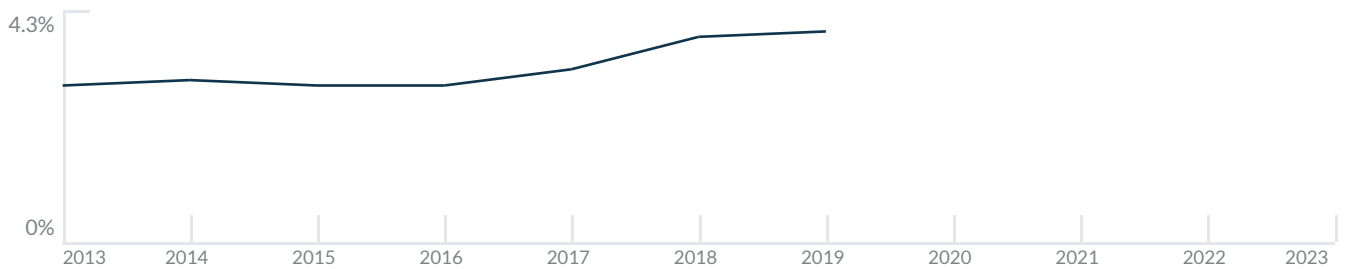
30 YEARS FIXED 4.4%



15 YEARS FIXED 3.9%



5/1-YEAR ADJUSTABLE 3.9%



Schools

CLOSEST

Having good schools nearby is important if you have kids or plan to rent or sell your home. Ratings are retrieved from the leading independent and nonprofit GreatSchools©

| ELEMENTARY SCHOOL | MIDDLE SCHOOL | HIGH SCHOOL |
|---|--------------------------|-------------|
| Alpha Charter Of Aspire Engenio Maria De Hostos Youth Leadership Charter School | World School Of The Arts | |
| 1/10 | 1/10 | 10/10 |

Insights

IN THE CLUB AT BRICKELL BAY

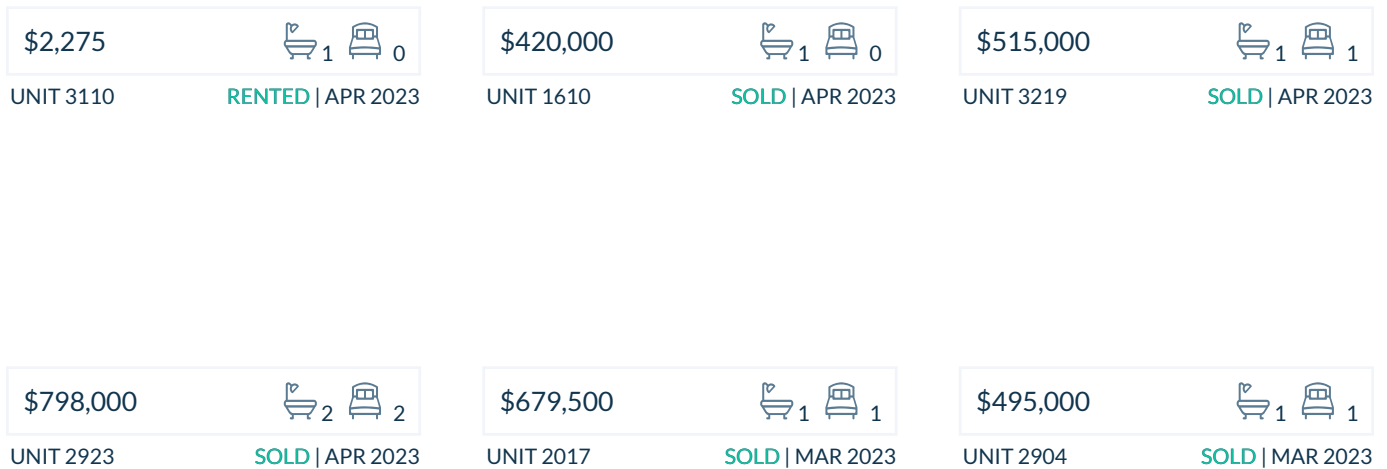
Below the average listing prices of available unit per property type.



Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for The Club at Brickell Bay



Sold

LAST 20 PROPERTIES SOLD IN THE CLUB AT BRICKELL BAY

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Buying Date | Days on Market |
|---------|-------------|------------|-----------|-------|-------------|----------------|
| 1610 | \$420,000 | 0/1 | \$988.2 | 425 | Apr 2023 | 61 |
| 3219 | \$515,000 | 1/1 | \$624.2 | 825 | Apr 2023 | 170 |
| 2923 | \$798,000 | 2/2 | \$722.2 | 1,105 | Mar 2023 | 145 |
| 2017 | \$679,500 | 1/1 | \$812.8 | 836 | Mar 2023 | 13 |
| 2904 | \$495,000 | 1/1 | \$600.0 | 825 | Mar 2023 | 11 |
| 3916 | \$370,000 | 0/1 | \$870.6 | 425 | Mar 2023 | 31 |
| 3004 | \$475,000 | 1/1 | \$575.8 | 825 | Mar 2023 | 34 |
| 4112 | \$875,000 | 2/2 | \$702.8 | 1,245 | Mar 2023 | 67 |
| 1701 | \$830,000 | 2/2 | \$751.1 | 1,105 | Feb 2023 | 21 |
| 2318 | \$495,000 | 1/1 | \$600.0 | 825 | Feb 2023 | 103 |
| 4119 | \$630,000 | 1/1 | \$763.6 | 825 | Jan 2023 | N/A |
| 4317 | \$645,000 | 1/1 | \$771.5 | 836 | Oct 2022 | 56 |
| PH41... | \$1,147,000 | 2/2 | \$1,038.0 | 1,105 | Oct 2022 | 7 |
| 3503 | \$599,000 | 1/1 | \$726.1 | 825 | Oct 2022 | 55 |
| 3404 | \$520,000 | 1/1 | \$630.3 | 825 | Oct 2022 | 56 |
| 3023 | \$1,045,000 | 2/2 | \$945.7 | 1,105 | Sep 2022 | 34 |
| 2207 | \$495,000 | 1/1 | \$636.2 | 778 | Sep 2022 | 21 |
| 2323 | \$725,000 | 2/2 | \$656.1 | 1,105 | Sep 2022 | 21 |
| 2216 | \$365,000 | 0/1 | \$858.8 | 425 | Aug 2022 | 8 |
| 2119 | \$530,000 | 1/1 | \$642.4 | 825 | Aug 2022 | 60 |

Rented

LAST 20 PROPERTIES RENTED IN THE CLUB AT BRICKELL BAY

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Rented Date | Days on Market |
|------|---------|------------|---------|-------|-------------|----------------|
| 3110 | \$2,275 | 0/1 | \$5.4 | 425 | Apr 2023 | 39 |
| 1918 | \$2,900 | 1/1 | \$3.5 | 825 | Mar 2023 | 46 |
| 3123 | \$3,950 | 2/2 | \$3.6 | 1,105 | Mar 2023 | 126 |
| 3421 | \$2,975 | 1/1 | \$3.6 | 825 | Mar 2023 | 24 |
| 2806 | \$3,200 | 1/1 | \$3.9 | 825 | Mar 2023 | 26 |
| 1518 | \$3,500 | 1/1 | \$4.2 | 825 | Feb 2023 | 26 |
| 3403 | \$2,950 | 1/1 | \$3.6 | 825 | Feb 2023 | 20 |
| 2622 | \$3,200 | 1/1 | \$3.9 | 825 | Jan 2023 | 30 |
| 4002 | \$5,500 | 3/2 | \$4.5 | 1,232 | Jan 2023 | 74 |
| 3714 | \$2,650 | 1/1 | \$3.2 | 818 | Dec 2022 | 88 |
| 2302 | \$4,990 | 3/2 | \$4.1 | 1,232 | Dec 2022 | 40 |
| 4006 | \$2,950 | 1/1 | \$3.6 | 825 | Nov 2022 | 55 |
| 3520 | \$3,100 | 1/1 | \$3.8 | 825 | Nov 2022 | 66 |
| 2306 | \$3,100 | 1/1 | \$3.8 | 825 | Nov 2022 | 20 |
| 2508 | \$3,300 | 1/1 | \$4.0 | 825 | Nov 2022 | 74 |
| 3110 | \$2,200 | 0/1 | \$5.2 | 425 | Oct 2022 | N/A |
| 2710 | \$2,000 | 0/1 | \$4.7 | 425 | Oct 2022 | 3 |
| 1705 | \$3,000 | 1/1 | \$4.1 | 740 | Oct 2022 | 84 |
| 1820 | \$4,300 | 1/1 | \$5.2 | 825 | Sep 2022 | 49 |
| 2908 | \$2,900 | 1/1 | \$3.5 | 825 | Sep 2022 | 14 |

Currently Listed

ACTIVE LISTINGS 1/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|---------|--------------|------------|-----------|------|--------------|-----------------|
| PH42... | \$1,650,000 | 3/2 | \$1,325.3 | 1245 | Feb 2023 | ALEX TUPACY... |
| PH42... | \$10,500/mth | 3/2 | \$8.4 | 1245 | Feb 2023 | ALEX TUPACY... |
| PH42... | \$645,000 | 1/1 | \$781.8 | 825 | Jan 2023 | RONG ZHUGE... |
| PH43... | \$590,000 | 1/1 | \$797.3 | 740 | Apr 2023 | LLC VISHNU L... |
| PH-4... | \$889,000 | 2/2 | \$863.1 | 1030 | Mar 2023 | AGUSTIN AM... |
| PH41... | \$1,129,000 | 2/2 | \$1,021.7 | 1105 | Apr 2023 | SHERWOOD... |
| 1412 | \$675,000 | 1/1 | \$665.0 | 1015 | Apr 2023 | CYNTHIA VIC... |
| 1507 | \$2,900/mth | 1/1 | \$3.7 | 778 | Feb 2023 | SILVIA A CAB... |
| 1507 | \$535,000 | 1/1 | \$687.7 | 778 | Mar 2023 | SILVIA A CAB... |
| 1510 | \$2,400/mth | 0/1 | \$5.6 | 425 | Mar 2023 | SUSANA DA C... |
| 1514 | \$625,000 | 1/1 | \$764.1 | 818 | Apr 2023 | |
| 1519 | \$399,999 | 1/1 | \$484.8 | 825 | Aug 2022 | JUAN PEDRO... |
| 1521 | \$650,000 | 1/1 | \$787.9 | 825 | Apr 2023 | JOSE L CORTE... |
| 1606 | \$3,000/mth | 1/1 | \$3.6 | 825 | Feb 2023 | RITHA ALHIN... |
| 1607 | \$529,900 | 1/1 | \$681.1 | 778 | Dec 2022 | ERNESTO LOP... |
| 1616 | \$2,900/mth | 0/1 | \$6.8 | 425 | Nov 2022 | ALBERTO CYB... |
| 1701 | \$885,000 | 2/2 | \$800.9 | 1105 | Nov 2022 | |
| 1701 | \$844,999 | 2/2 | \$764.7 | 1105 | Nov 2022 | |
| 1702 | \$930,000 | 3/2 | \$754.9 | 1232 | Apr 2023 | COSME E LOP... |
| 1707 | \$670,000 | 1/1 | \$861.2 | 778 | Nov 2022 | ALPHONSO E... |

Currently Listed

ACTIVE LISTINGS 2/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|---------|------|--------------|-----------------|
| 1708 | \$510,000 | 1/1 | \$618.2 | 825 | Nov 2022 | DANIELLE RU... |
| 1715 | \$970,000 | 2/2 | \$941.7 | 1030 | Mar 2023 | OSCAR R GRA... |
| 1822 | \$2,900/mth | 1/1 | \$3.5 | 825 | Apr 2023 | PABLO ROBLE... |
| 1823 | \$930,000 | 2/2 | \$841.6 | 1105 | Mar 2023 | FRANCO BUT... |
| 1903 | \$3,100/mth | 1/1 | \$3.8 | 825 | Nov 2022 | TIRSO A PENA |
| 1908 | \$669,990 | 1/1 | \$812.1 | 825 | Apr 2023 | JOSE L CORTE... |
| 1910 | \$2,100/mth | 0/1 | \$4.9 | 425 | Apr 2023 | |
| 1919 | \$530,000 | 1/1 | \$642.4 | 825 | Feb 2023 | ANALIA FRUS... |
| 1919 | \$2,950/mth | 1/1 | \$3.6 | 825 | Feb 2023 | ANALIA FRUS... |
| 1921 | \$610,000 | 1/1 | \$739.4 | 825 | Mar 2023 | OSCAR R GRA... |
| 2004 | \$3,200/mth | 1/1 | \$3.9 | 825 | Apr 2023 | ELSA M SALA... |
| 2007 | \$675,000 | 1/1 | \$867.6 | 778 | Nov 2022 | CESAR E PEREZ |
| 2017 | \$675,000 | 1/1 | \$807.4 | 836 | Nov 2022 | ADRIAN LAUR... |
| 2017 | \$670,000 | 1/1 | \$801.4 | 836 | Nov 2022 | ADRIAN LAUR... |
| 2018 | \$2,800/mth | 1/1 | \$3.4 | 825 | Nov 2022 | JACQUELINE... |
| 2202 | \$1,090,000 | 3/2 | \$884.7 | 1232 | Dec 2022 | MOHAMMAD... |
| 2209 | \$6,000/mth | 2/2 | \$5.1 | 1183 | Apr 2023 | ANTONIETTA... |
| 2209 | \$829,900 | 2/2 | \$701.5 | 1183 | Jan 2023 | ANTONIETTA... |
| 2209 | \$829,900 | 2/2 | \$701.5 | 1183 | Mar 2023 | ANTONIETTA... |
| 2212 | \$510,000 | 1/1 | \$623.5 | 818 | Nov 2022 | VICKY LEVY |

Currently Listed

ACTIVE LISTINGS 3/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|---------|------|--------------|-----------------|
| 2217 | \$3,900/mth | 1/1 | \$4.7 | 836 | Nov 2022 | GUSTAVO AL... |
| 2303 | \$2,950/mth | 1/1 | \$3.6 | 825 | Mar 2023 | PHILIP W LEE... |
| 2306 | \$3,100/mth | 1/1 | \$3.8 | 825 | Apr 2023 | |
| 2310 | \$364,000 | 0/1 | \$856.5 | 425 | Dec 2022 | |
| 2315 | \$895,000 | 2/2 | \$868.9 | 1030 | Mar 2023 | |
| 2318 | \$650,000 | 1/1 | \$787.9 | 825 | Nov 2022 | N/A |
| 2318 | \$620,000 | 1/1 | \$751.5 | 825 | Nov 2022 | N/A |
| 2321 | \$660,000 | 1/1 | \$800.0 | 825 | Apr 2023 | CENTINELA L... |
| 2324 | \$5,000/mth | 3/2 | \$4.1 | 1232 | Jan 2023 | TIRSO PENA |
| 2401 | \$1,099,000 | 2/2 | \$994.6 | 1105 | Aug 2022 | JOSE GANEN... |
| 2401 | \$975,000 | 2/2 | \$882.4 | 1105 | Apr 2023 | JOSE GANEN... |
| 2404 | \$580,000 | 1/1 | \$703.0 | 825 | Mar 2023 | OSCAR R GRA... |
| 2404 | \$3,700/mth | 1/1 | \$4.5 | 825 | Dec 2022 | OSCAR R GRA... |
| 2404 | \$3,900/mth | 1/1 | \$4.7 | 825 | Feb 2023 | OSCAR R GRA... |
| 2405 | \$529,000 | 1/1 | \$714.9 | 740 | Nov 2022 | PHILIP F CAR... |
| 2412 | \$4,000/mth | 1/1 | \$4.9 | 818 | Nov 2022 | |
| 2506 | \$590,000 | 1/1 | \$715.2 | 825 | Nov 2022 | N/A |
| 2506 | \$555,000 | 1/1 | \$672.7 | 825 | Nov 2022 | N/A |
| 2506 | \$560,000 | 1/1 | \$678.8 | 825 | Jan 2023 | N/A |
| 2506 | \$599,000 | 1/1 | \$726.1 | 825 | Apr 2023 | N/A |

Currently Listed

ACTIVE LISTINGS 4/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|-----------|------|--------------|-----------------|
| 2509 | \$755,000 | 2/2 | \$638.2 | 1183 | Jan 2023 | |
| 2514 | \$610,000 | 1/1 | \$745.7 | 818 | Apr 2023 | |
| 2515 | \$918,000 | 2/2 | \$891.3 | 1030 | Dec 2022 | OMAR HERN... |
| 2523 | \$6,500/mth | 2/2 | \$5.9 | 1105 | Apr 2023 | JILL COLLINS... |
| 2617 | \$610,000 | 1/1 | \$729.7 | 836 | Aug 2022 | JOSE LUIS GA... |
| 2622 | \$587,000 | 1/1 | \$711.5 | 825 | Nov 2022 | CLAUDE SALLE |
| 2622 | \$577,000 | 1/1 | \$699.4 | 825 | Nov 2022 | CLAUDE SALLE |
| 2624 | \$1,450,000 | 3/2 | \$1,176.9 | 1232 | Nov 2022 | LILIANA PIZA... |
| 2624 | \$1,450,000 | 3/2 | \$1,176.9 | 1232 | Feb 2023 | LILIANA PIZA... |
| 2702 | \$1,200,000 | 3/2 | \$974.0 | 1232 | Nov 2022 | OSCAR A SALI... |
| 2707 | \$3,000/mth | 1/1 | \$3.9 | 778 | Nov 2022 | ANNA SHMIGEL |
| 2722 | \$3,500/mth | 1/1 | \$4.2 | 825 | Apr 2023 | |
| 2904 | \$495,000 | 1/1 | \$600.0 | 825 | Nov 2022 | ANATOLII YE... |
| 3001 | \$999,000 | 2/2 | \$904.1 | 1105 | Aug 2022 | MAURICIO E... |
| 3001 | \$960,000 | 2/2 | \$868.8 | 1105 | Apr 2023 | MAURICIO E... |
| 3004 | \$490,000 | 1/1 | \$593.9 | 825 | Nov 2022 | N/A |
| 3008 | \$2,950/mth | 1/1 | \$3.6 | 825 | Apr 2023 | SEBASTIAN S... |
| 3008 | \$3,000/mth | 1/1 | \$3.6 | 825 | Apr 2023 | SEBASTIAN S... |
| 3023 | \$1,095,000 | 2/2 | \$991.0 | 1105 | Nov 2022 | ADRIAN LAUR... |
| 3115 | \$5,000/mth | 2/2 | \$4.9 | 1030 | Nov 2022 | ANA FARIDE... |

Currently Listed

ACTIVE LISTINGS 5/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|---------|------|--------------|-----------------|
| 3119 | \$560,000 | 1/1 | \$678.8 | 825 | Mar 2023 | SIMON KUNIN |
| 3208 | \$3,600/mth | 1/1 | \$4.4 | 825 | Apr 2023 | |
| 3212 | \$635,000 | 1/1 | \$776.3 | 818 | Jan 2023 | JULIANA GIL... |
| 3220 | \$3,400/mth | 1/1 | \$4.1 | 825 | Nov 2022 | SURELY MOLI... |
| 3220 | \$3,200/mth | 1/1 | \$3.9 | 825 | Feb 2023 | SURELY MOLI... |
| 3308 | \$675,000 | 1/1 | \$818.2 | 825 | Aug 2022 | DIANA P OSPI... |
| 3309 | \$950,000 | 2/2 | \$803.0 | 1183 | Dec 2022 | AHMAD ALZA... |
| 3503 | \$675,000 | 1/1 | \$818.2 | 825 | Jan 2023 | |
| 3503 | \$650,000 | 1/1 | \$787.9 | 825 | Feb 2023 | |
| 3503 | \$650,000 | 1/1 | \$787.9 | 825 | Feb 2023 | |
| 3503 | \$665,900 | 1/1 | \$807.2 | 825 | Feb 2023 | |
| 3503 | \$629,000 | 1/1 | \$762.4 | 825 | Apr 2023 | |
| 3515 | \$994,000 | 2/2 | \$965.0 | 1030 | Nov 2022 | EMILIANO FA... |
| 3516 | \$400,000 | 0/1 | \$941.2 | 425 | Apr 2023 | JENS KUBAN |
| 3518 | \$3,500/mth | 1/1 | \$4.2 | 825 | Jan 2023 | |
| 3518 | \$550,000 | 1/1 | \$666.7 | 825 | Nov 2022 | |
| 3520 | \$660,000 | 1/1 | \$800.0 | 825 | Aug 2022 | FAUSTO PIET... |
| 3520 | \$529,900 | 1/1 | \$642.3 | 825 | Apr 2023 | FAUSTO PIET... |
| 3609 | \$815,000 | 2/2 | \$688.9 | 1183 | Nov 2022 | CHRISTINA M... |
| 3612 | \$3,350/mth | 1/1 | \$4.1 | 818 | Nov 2022 | DIEGO TARA... |

Currently Listed

ACTIVE LISTINGS 6/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|-----------|------|--------------|-------------------|
| 3701 | \$1,169,000 | 3/2 | \$1,057.9 | 1105 | Nov 2022 | HUNALUCA L... |
| 3704 | \$499,000 | 1/1 | \$604.8 | 825 | Feb 2023 | Juan Carlos Lo... |
| 3705 | \$3,500/mth | 1/1 | \$4.7 | 740 | Apr 2023 | SARAH SAGNES |
| 3706 | \$4,500/mth | 1/1 | \$5.5 | 825 | Apr 2023 | IRA SERVICES... |
| 3719 | \$2,950/mth | 1/1 | \$3.6 | 825 | Nov 2022 | JUAN VILLEGAS |
| 3723 | \$895,000 | 2/2 | \$810.0 | 1105 | Aug 2022 | HECTOR M BE... |
| 3804 | \$3,000/mth | 1/1 | \$3.6 | 825 | Apr 2023 | VIVIANA A H... |
| 3806 | \$3,000/mth | 1/1 | \$3.6 | 825 | Nov 2022 | MARIANO RO... |
| 3814 | \$4,200/mth | 1/1 | \$5.1 | 818 | Feb 2023 | MBAH A MEN... |
| 3814 | \$630,000 | 1/1 | \$770.2 | 818 | Jan 2023 | MBAH A MEN... |
| 3814 | \$4,500/mth | 1/1 | \$5.5 | 818 | Apr 2023 | MBAH A MEN... |
| 3814 | \$630,000 | 1/1 | \$770.2 | 818 | Apr 2023 | MBAH A MEN... |
| 3902 | \$6,000/mth | 3/2 | \$4.9 | 1232 | Apr 2023 | MANUEL RAM... |
| 3902 | \$1,150,000 | 3/2 | \$933.4 | 1232 | Nov 2022 | MANUEL RAM... |
| 3907 | \$3,600/mth | 1/1 | \$4.6 | 778 | Apr 2023 | ANGEL GARCIA |
| 3915 | \$5,900/mth | 2/2 | \$5.7 | 1030 | Apr 2023 | YASMANY MI... |
| 3924 | \$999,000 | 3/2 | \$810.9 | 1232 | Nov 2022 | MARTHA PAL... |
| 3924 | \$999,000 | 3/2 | \$810.9 | 1232 | Nov 2022 | MARTHA PAL... |
| 4001 | \$1,299,000 | 2/2 | \$1,175.6 | 1105 | Nov 2022 | RADIEL DOMI... |
| 4007 | \$3,850/mth | 1/1 | \$4.9 | 778 | Aug 2022 | JULIE EKENS... |

Currently Listed

ACTIVE LISTINGS 7/7

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|-------------|------------|---------|------|--------------|-----------------|
| 4009 | \$5,000/mth | 2/2 | \$4.2 | 1183 | Dec 2022 | GENEVA BAZI... |
| 4104 | \$595,000 | 1/1 | \$721.2 | 825 | Nov 2022 | MOISES LICH... |
| 4114 | \$950,000 | 3/2 | \$763.1 | 1245 | Feb 2023 | NESTOR DIAZ |
| 4115 | \$8,000/mth | 2/2 | \$7.8 | 1030 | Feb 2023 | AGUSTIN AM... |
| 4119 | \$3,000/mth | 1/1 | \$3.6 | 825 | Nov 2022 | MICHAEL MA... |
| 4121 | \$3,000/mth | 1/1 | \$3.6 | 825 | Feb 2023 | SEBASTIAN S... |
| 4121 | \$3,200/mth | 1/1 | \$3.9 | 825 | Apr 2023 | SEBASTIAN S... |
| 4121 | \$3,000/mth | 1/1 | \$3.6 | 825 | Apr 2023 | SEBASTIAN S... |
| 4217 | \$670,000 | 1/1 | \$801.4 | 836 | Mar 2023 | CENTINELA L... |
| 4223 | \$899,000 | 2/2 | \$813.6 | 1105 | Nov 2022 | |
| 4305 | \$3,300/mth | 1/1 | \$4.5 | 740 | Feb 2023 | LLC VISHNU L... |
| 4306 | \$3,500/mth | 1/1 | \$4.2 | 825 | Apr 2023 | ALEJANDRO... |
| 4307 | \$4,000/mth | 1/1 | \$5.1 | 778 | Jan 2023 | |
| 4322 | \$3,900/mth | 1/1 | \$4.7 | 825 | Mar 2023 | |
| 4322 | \$3,900/mth | 1/1 | \$4.7 | 825 | Mar 2023 | |