



## St Regis Residence

9701 Collins Ave  
Bal Harbour, FL 33154

Every month we compile this comprehensive market report focus on St Regis Residence 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 [stregisresidencecondosforsale.com](https://stregisresidencecondosforsale.com).

## Property Stats

POSTAL CODE 33154

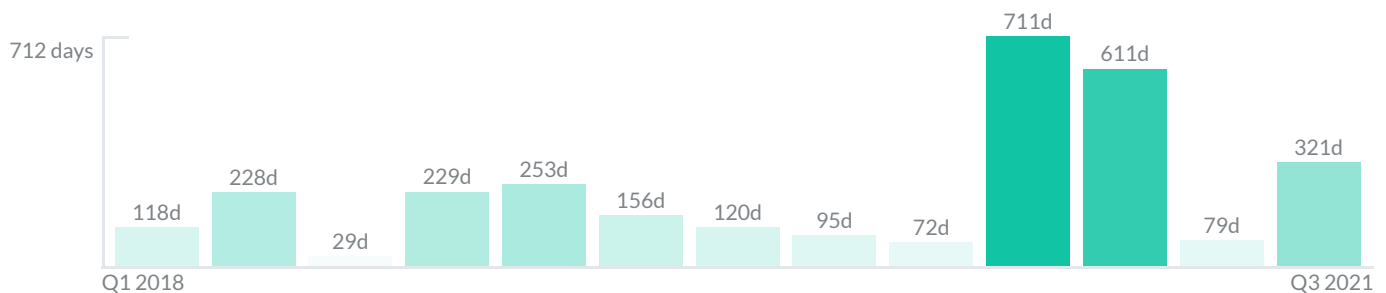
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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

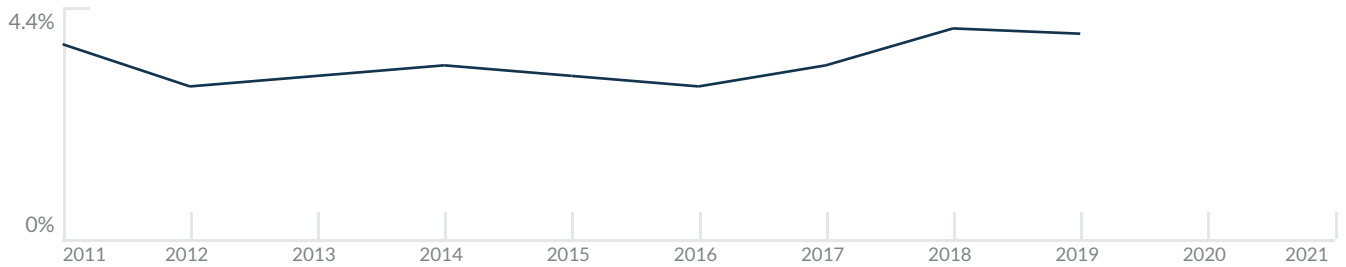
PER YEAR

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                    |
|------------------------------------|--|--------------------------------|
| Aventura City Of Excellence School | Aspirra Raul Arnaldo Martinez Charter School | North Miami Senior High School |
| 10/10                              | 2/10   | 3/10                           |

# Insights

IN ST REGIS RESIDENCE

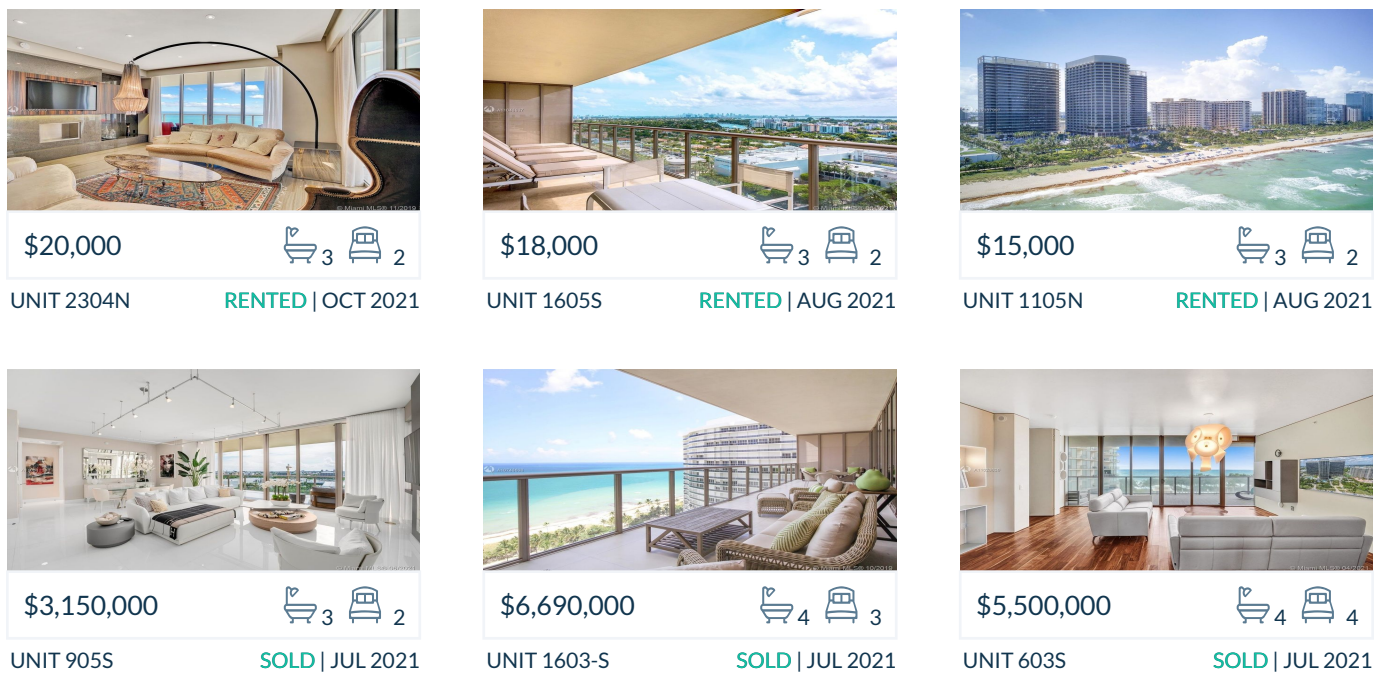
Below the average listing prices of available unit per property type.



# Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for St Regis Residence



## Sold

LAST 20 PROPERTIES SOLD IN ST REGIS RESIDENCE

| Unit   | Price       | Beds/Baths | \$/Sqft   | Sqft  | Buying Date | Days on Market |
|--------|-------------|------------|-----------|-------|-------------|----------------|
| 905S   | \$3,150,000 | 2/3        | \$1,970.0 | 1,599 | Jul 2021    | 13             |
| 1603-S | \$6,690,000 | 3/4        | \$2,138.7 | 3,128 | Jul 2021    | 629            |
| 603S   | \$5,500,000 | 4/4        | \$1,936.6 | 2,840 | Jun 2021    | 4              |
| 1902S  | \$6,495,000 | 3/4        | \$1,896.9 | 3,424 | Jun 2021    | 237            |
| 1903S  | \$6,500,000 | 4/6        | \$1,827.9 | 3,556 | May 2021    | 74             |
| 602S   | \$5,250,000 | 3/4        | \$1,849.2 | 2,839 | Apr 2021    | 1              |
| 2302S  | \$6,795,000 | 3/4        | \$1,984.5 | 3,424 | Mar 2021    | 152            |
| 502S   | \$4,495,000 | 3/4        | \$1,434.7 | 3,133 | Mar 2021    | 1070           |
| 1403N  | \$4,890,000 | 3/4        | \$1,563.3 | 3,128 | Dec 2020    | 711            |
| 1401S  | \$7,500,000 | 3/4        | \$1,931.0 | 3,884 | Jul 2020    | 123            |
| 1605S  | \$2,399,000 | 2/3        | \$1,500.3 | 1,599 | Jul 2020    | 21             |
| LPH4   | \$6,780,000 | 3/4        | \$1,971.5 | 3,439 | Mar 2020    | 178            |
| 404S   | \$2,390,000 | 2/3        | \$1,418.4 | 1,685 | Feb 2020    | 11             |
| 1104N  | \$2,690,000 | 2/3        | \$1,596.4 | 1,685 | Oct 2019    | 120            |
| 2507   | \$3,350,000 | 2/2        | \$1,578.0 | 2,123 | Sep 2019    | 58             |
| 1201S  | \$7,499,000 | 3/4        | \$1,930.7 | 3,884 | Sep 2019    | 348            |
| 1604N  | \$2,890,000 | 2/3        | \$1,512.3 | 1,911 | Jul 2019    | 62             |
| 1201N  | \$5,995,000 | 3/4        | \$1,543.5 | 3,884 | Jun 2019    | 84             |
| 1005S  | \$2,790,000 | 2/3        | \$1,570.1 | 1,777 | Apr 2019    | 76             |
| 904N   | \$2,499,000 | 2/3        | \$1,483.1 | 1,685 | Apr 2019    | 1              |

## Rented

LAST 20 PROPERTIES RENTED IN ST REGIS RESIDENCE

| Unit    | Price    | Beds/Baths | \$/Sqft | Sqft  | Rented Date | Days on Market |
|---------|----------|------------|---------|-------|-------------|----------------|
| 2304N   | \$20,000 | 2/3        | \$11.9  | 1,685 | Oct 2021    | 651            |
| 1605S   | \$18,000 | 2/3        | \$11.3  | 1,599 | Aug 2021    | 34             |
| 1105N   | \$15,000 | 2/3        | \$8.4   | 1,777 | Aug 2021    | 1431           |
| 902S    | \$27,000 | 3/4        | \$9.5   | 2,839 | May 2021    | 84             |
| 1603-S  | \$35,000 | 3/4        | \$10.2  | 3,424 | Mar 2021    | 954            |
| 404S    | \$14,000 | 2/3        | \$8.3   | 1,685 | Feb 2021    | 352            |
| 505N    | \$14,000 | 2/3        | \$8.8   | 1,599 | Jan 2021    | 628            |
| 605S    | \$15,000 | 2/3        | \$9.4   | 1,599 | Jan 2021    | 198            |
| 1902S   | \$29,000 | 3/4        | \$9.3   | 3,128 | Dec 2020    | 270            |
| 1204    | \$20,000 | 2/3        | \$10.5  | 1,911 | Dec 2020    | 1138           |
| 2204S   | \$45,000 | 4/5        | \$13.1  | 3,439 | Dec 2020    | 258            |
| 1005S   | \$14,000 | 2/3        | \$8.8   | 1,599 | Nov 2020    | 293            |
| 1102R   | \$22,800 | 3/4        | \$8.0   | 2,839 | Nov 2020    | 157            |
| PH02... | \$82,500 | 5/7        | \$13.2  | 6,261 | May 2020    | 108            |
| 2604    | \$25,000 | 2/3        | \$13.9  | 1,799 | Mar 2020    | 249            |
| 504S    | \$12,000 | 2/3        | \$7.1   | 1,685 | Feb 2020    | 244            |
| 1805N   | \$18,000 | 2/3        | \$10.1  | 1,777 | Dec 2019    | 439            |
| 2003N   | \$45,000 | 4/4        | \$12.7  | 3,556 | Dec 2019    | 292            |
| PH-04   | \$23,000 | 2/3        | \$11.0  | 2,100 | Dec 2019    | 111            |
| 1404N   | \$10,500 | 2/3        | \$6.2   | 1,685 | Dec 2019    | 482            |

## Currently Listed

---

ACTIVE LISTINGS 1/1

| Unit    | Price        | Beds/Baths | \$/Sqft   | Sqft | Listing Date | Owner          |
|---------|--------------|------------|-----------|------|--------------|----------------|
| PH27... | \$85,000/mth | 5/7        | \$12.4    | 6848 | Sep 2021     | N/A            |
| 405S    | \$13,500/mth | 2/3        | \$8.4     | 1599 | Sep 2021     | N/A            |
| 501N    | \$6,850,000  | 4/4        | \$1,943.8 | 3524 | Oct 2021     | VLADIMIR BU... |
| 2004N   | \$5,500,000  | 3/4        | \$1,831.5 | 3003 | Oct 2021     |                |
| 2304S   | \$55,000/mth | 4/5        | \$18.3    | 3003 | Sep 2021     |                |
| 2600    | \$14,500,000 | 3/4        | \$5,328.9 | 2721 | Oct 2021     | FLORINA PRO... |
| 2703S   | \$13,000,000 | 5/7        | \$2,078.0 | 6256 | Oct 2021     | N/A            |
| 2704S   | \$60,000/mth | 3/4        | \$17.4    | 3439 | Sep 2021     | N/A            |