

4 UNIT LUXURY CONDO PORTFOLIO

1000 99TH STREET, BAY HARBOR ISLANDS, FL 33154



PROPERTY SUMMARY

Sale Price:	\$6,750,000
Number Of Units:	4
Cap Rate:	4.0%
NOI:	\$269,992
Building Size:	10,071 SF
Year Built:	2020
Renovated:	2021
Zoning:	RM-2
Market:	Miami
Sub Market:	Bay Harbor Isles
Cross Streets:	

PROPERTY OVERVIEW

Introducing a prime investment opportunity in the Miami market, this impeccably maintained luxury condo portfolio boasts a total of 10,071 SF within 4 units. Renovated in 2021 and zoned RM-2, this modern property offers a lucrative 100% occupancy, showcasing its desirability and income-generating potential. Built in 2020, this turnkey investment is a testament to quality construction and thoughtful design. With its strong rental history and contemporary finishings, this property presents a compelling opportunity for investors seeking a stable and thriving asset in the heart of Miami's real estate market.

PROPERTY HIGHLIGHTS

- 4 luxury condo units
- 10,071 SF leasable SF
- Brand new construction from 2020
- Prime location in the Miami area
- 100% occupancy with strong rental history
- Modern construction and contemporary design
- Turnkey investment opportunity
- Desirable and income-generating asset

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PRIME PROPERTIES

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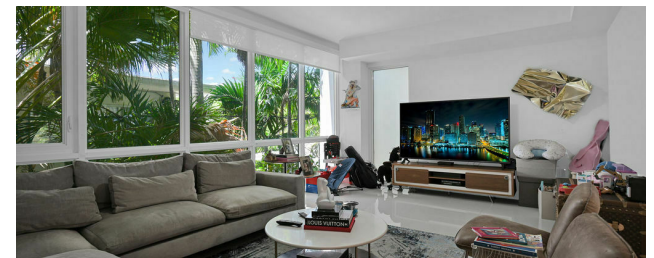
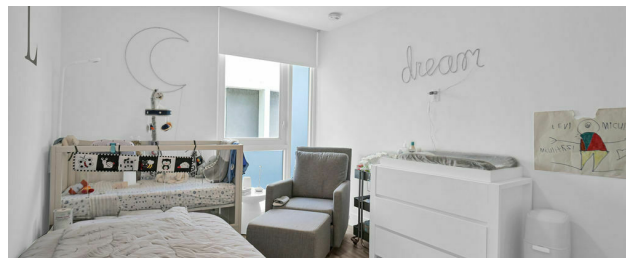
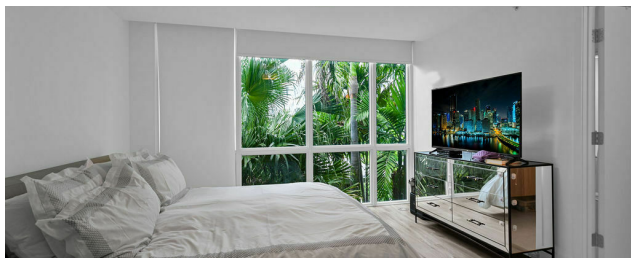
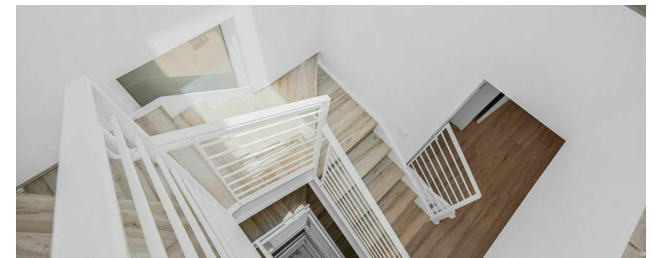
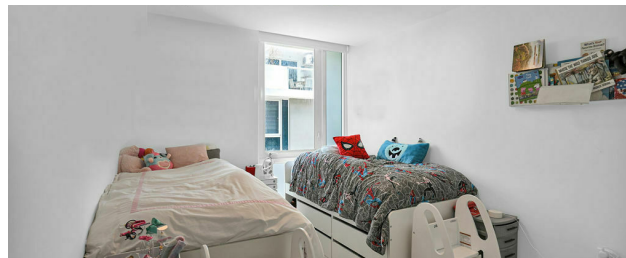
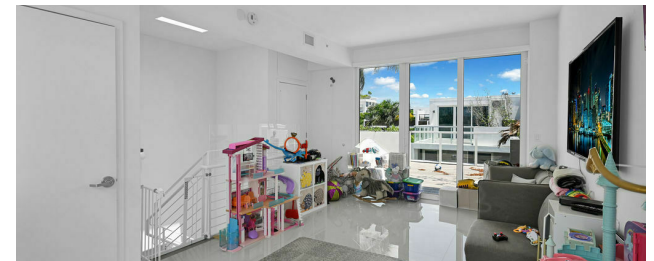
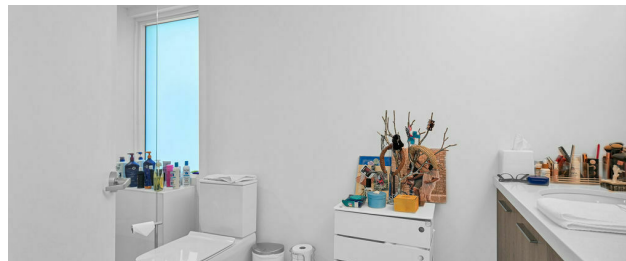
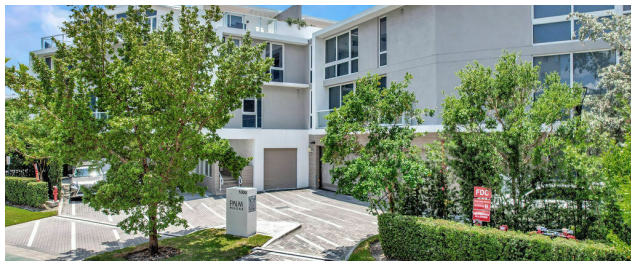
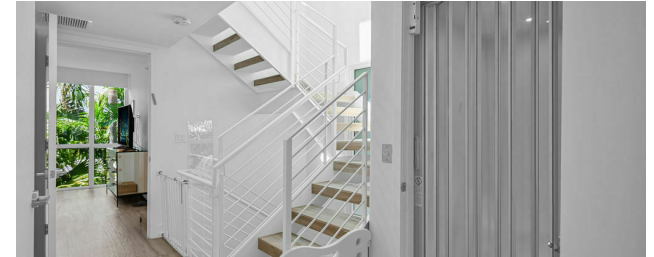


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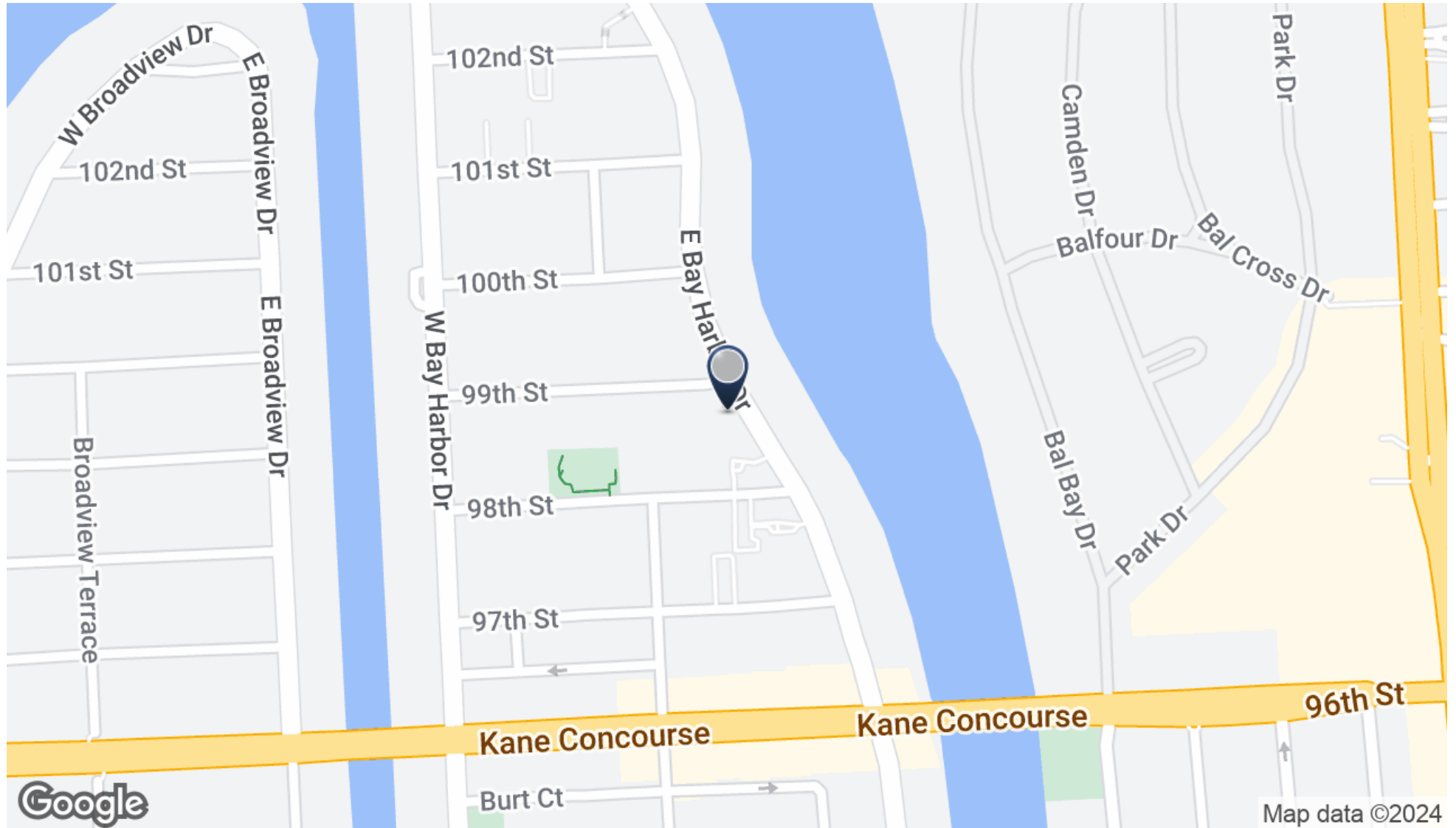


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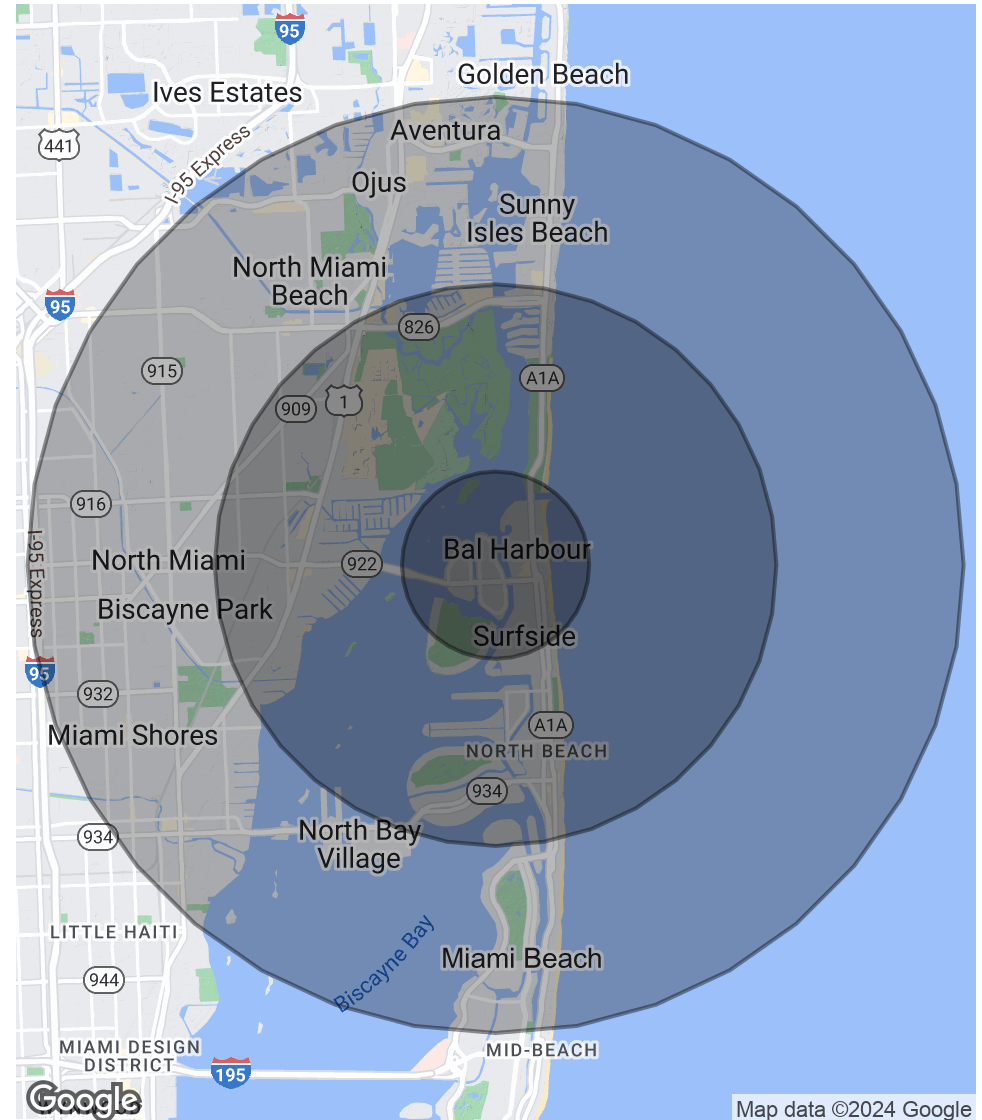
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,426	102,444	295,375
Average Age	46	43	43
Average Age (Male)	44	43	42
Average Age (Female)	47	44	44

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,441	44,920	119,442
# of Persons per HH	2.3	2.3	2.5
Average HH Income	\$155,296	\$96,288	\$98,309
Average House Value	\$1,061,108	\$688,388	\$601,470

Demographics data derived from AlphaMap



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