



## Arte City Condos

2100 Park Ave  
South Beach, FL 33139

Every month we compile this comprehensive market report focus on Arte City Condos 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 [artecitycondosforsale.com](http://artecitycondosforsale.com).

## Property Stats

POSTAL CODE 33139

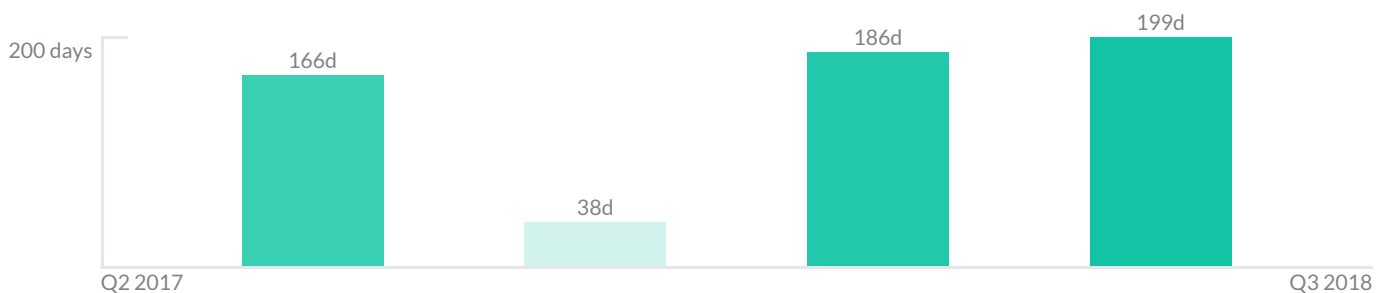
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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!

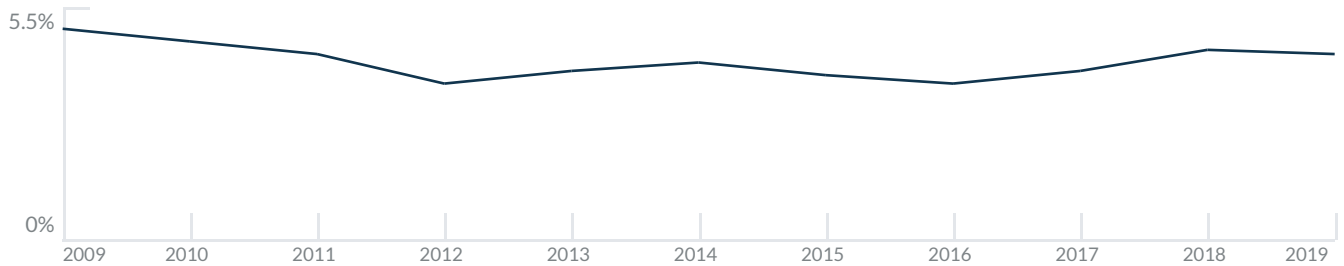


# Mortgage Rates

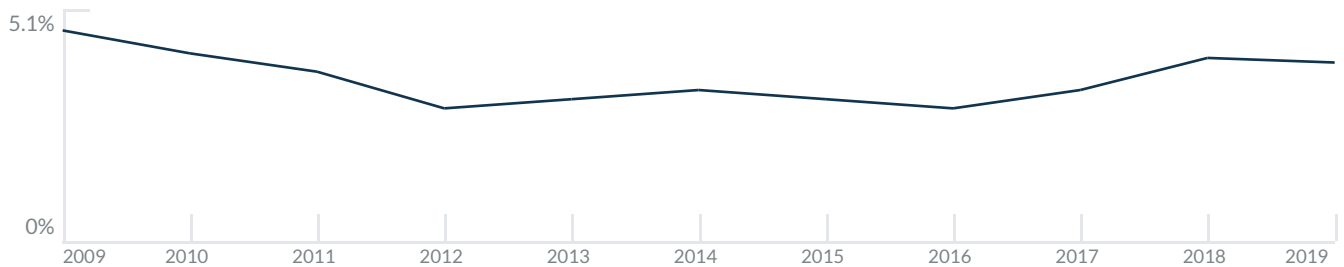
PER YEAR

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©

SCHOOL	RATING
School For Advanced Studies in Math	10/10
De Hostos Youth Leadership Charter School	1/10
Artistic Culture Senior High School	10/10

# Insights

IN ARTE CITY CONDOS







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 Arte City Condos

 <p>\$4,000</p> <p>UNIT 101</p> <p>RENTED   MAR 2019</p> <p>2 Bathrooms, 3 Bedrooms</p>	 <p>\$2,500</p> <p>UNIT 110</p> <p>RENTED   MAR 2019</p> <p>1 Bathroom, 1 Bedroom</p>	 <p>\$2,350</p> <p>UNIT 306</p> <p>RENTED   APR 2019</p> <p>1 Bathroom, 1 Bedroom</p>
 <p>\$3,500</p> <p>UNIT 202</p> <p>RENTED   JUN 2018</p> <p>2 Bathrooms, 2 Bedrooms</p>	 <p>\$3,600</p> <p>UNIT 312</p> <p>RENTED   JAN 2019</p> <p>2 Bathrooms, 2 Bedrooms</p>	 <p>\$3,600</p> <p>UNIT S211</p> <p>RENTED   NOV 2018</p> <p>2 Bathrooms, 2 Bedrooms</p>

## Sold

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LAST 20 PROPERTIES SOLD IN ARTE CITY CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
PH502	\$999,000	2/2	\$914.8	1,092	Sep 2018	199
PH511	\$975,000	2/2	\$966.3	1,009	Jun 2018	186
S-412	\$699,000	2/2	\$692.8	1,009	Jan 2018	38
406	\$789,000	2/2	\$643.6	1,226	Apr 2017	166
PH 509	\$1,595,000	3/3	\$1,132.8	1,408	Oct 2015	90
309	\$849,900	2/2	\$688.7	1,234	Aug 2015	59
N304	\$639,000	2/2	\$608.6	1,050	May 2015	567
501	\$1,600,000	2/2	\$1,098.1	1,457	Mar 2015	80
312	\$759,000	2/2	\$734.8	1,033	Jun 2014	34
107	\$515,000	1/1	\$625.8	823	Mar 2014	34
309	\$695,000	2/2	\$566.0	1,228	Sep 2013	40
105S	\$499,000	1/1	\$631.6	790	Aug 2013	22
407S	\$1,220,000	3/3	\$667.8	1,827	Jul 2013	142
302	\$475,000	2/2	\$435.0	1,092	Jul 2012	31
101	\$629,000	3/2	\$434.4	1,448	May 2012	90

## Rented

LAST 20 PROPERTIES RENTED IN ARTE CITY CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
101	\$4,000	3/2	\$3.1	1,294	Apr 2019	13
110	\$2,500	1/1	\$3.4	726	Apr 2019	26
202	\$3,500	2/2	\$3.6	981	Feb 2019	264
312	\$3,600	2/2	\$3.5	1,033	Feb 2019	31
S211	\$3,600	2/2	\$3.5	1,033	Feb 2019	87
310	\$2,550	1/1	\$3.6	711	Jan 2019	134
402	\$3,800	2/2	\$3.9	981	Nov 2018	N/A
PH-508	\$4,975	2/2	\$3.1	1,585	Oct 2018	425
305	\$2,395	1/1	\$3.3	716	Aug 2018	56
104	\$2,300	1/1	\$3.4	686	Jun 2018	112
210	\$3,575	2/2	\$3.6	1,006	Jun 2018	73
307	\$2,300	1/1	\$3.2	716	May 2018	55
406	\$4,500	2/2	\$3.7	1,226	Mar 2018	34
404	\$3,950	2/2	\$3.7	1,074	Feb 2018	109
310	\$2,550	1/1	\$3.6	711	Feb 2018	56
211	\$3,500	2/2	\$3.4	1,033	Dec 2017	77
312	\$3,500	2/2	\$3.4	1,033	Dec 2017	124
208	\$3,950	2/2	\$3.5	1,116	Oct 2017	309
108	\$2,350	1/1	\$2.9	800	Oct 2017	475
107	\$2,600	1/1	\$3.6	721	Sep 2017	70

## Currently Listed

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ACTIVE LISTINGS 1/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
TH7	\$425,000	1/1	\$537.3	791	Apr 2018	N/A
TH 3W	\$499,000	1/1	\$603.4	827	Oct 2018	N/A
TH3	\$475,000	1/1	\$600.5	791	Jan 2019	N/A
N308	\$599,000	1/1	\$690.1	868	Apr 2019	N/A
PH602	\$1,095,000	2/2	\$982.9	1114	Apr 2019	N/A
PH602	\$4,975/mth	2/2	\$4.5	1114	Apr 2019	N/A
TH7W	\$795,000	2/2	\$615.8	1291	May 2019	N/A
N-301	\$399,000	1/1	\$520.9	766	May 2019	N/A
5	\$775,000	2/2	\$600.3	1291	Oct 2018	N/A
5	\$2,900/mth	1/1	\$3.7	791	Apr 2019	N/A
9	\$489,000	1/1	\$608.2	804	Aug 2018	ATILIO A URD...
101	\$800,000	3/2	\$618.2	1294	Jan 2019	N/A
103	\$2,450/mth	1/1	\$3.4	716	May 2019	N/A
105S	\$529,900	1/1	\$671.6	789	Jan 2019	N/A
110	\$399,000	1/1	\$549.6	726	Oct 2017	N/A
202	\$449,000	1/1	\$622.7	721	Jan 2019	N/A
203	\$589,000	2/2	\$479.6	1228	Jun 2017	N/A
203	\$3,975/mth	2/2	\$3.2	1228	Mar 2018	N/A
207	\$2,195,000	4/4	\$649.0	3382	Mar 2018	N/A
207	\$7,975/mth	4/4	\$2.4	3382	Mar 2018	N/A

## Currently Listed

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ACTIVE LISTINGS 2/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
301	\$5,500/mth	3/2	\$4.2	1310	Feb 2019	N/A
302	\$3,500/mth	2/2	\$3.6	981	Jan 2019	N/A
302	\$649,000	2/2	\$661.6	981	Mar 2019	N/A
304	\$635,900	2/2	\$592.1	1074	Mar 2018	N/A
305	\$425,000	1/1	\$568.2	748	Jun 2018	N/A
308	\$2,950/mth	1/1	\$3.4	868	Apr 2019	N/A
309	\$699,000	2/2	\$569.2	1228	May 2019	N/A
310	\$895,000	2/2	\$694.9	1288	Aug 2018	N/A
401N	\$399,000	1/1	\$489.6	815	Mar 2019	N/A
402	\$399,000	1/1	\$553.4	721	Mar 2019	N/A
402	\$3,800/mth	2/2	\$3.9	981	May 2019	N/A
406	\$449,000	1/1	\$648.8	692	Feb 2019	N/A
406	\$4,500/mth	2/2	\$3.7	1226	Mar 2019	N/A
409	\$4,500/mth	2/2	\$3.5	1288	May 2019	N/A
501	\$6,990/mth	2/2	\$5.3	1310	Apr 2019	N/A
507	\$925,000	2/2	\$749.6	1234	Mar 2018	ANNA RITA M...
508	\$990,000	2/2	\$768.6	1288	Feb 2018	N/A
605	\$1,095,000	2/2	\$753.6	1453	Nov 2018	N/A
605	\$4,250/mth	2/2	\$2.9	1453	Apr 2019	N/A