



Epic Condos

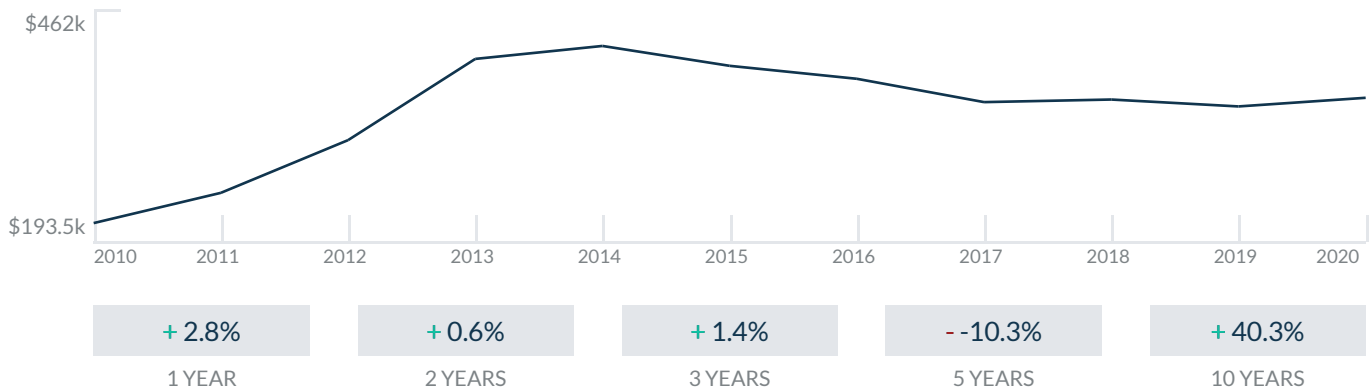
200 Biscayne BLVD
Miami, FL 33131

Every month we compile this comprehensive market report focus on Epic 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 epicmiamicondosforsale.com.

Property Stats

POSTAL CODE 33131

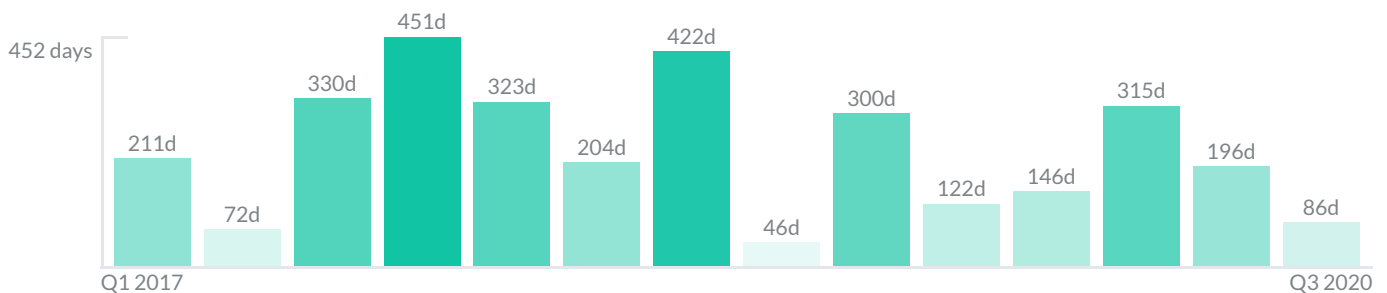
The property stats graph represents the median price evolution since ten years in your postal code area.



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

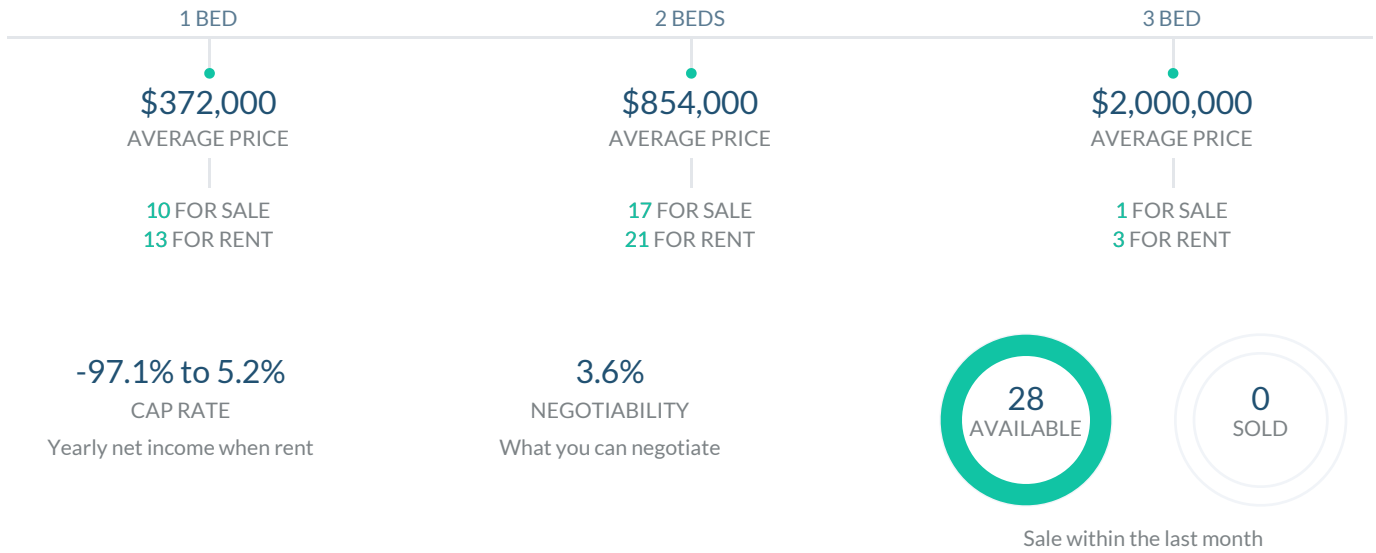
Having good schools nearby is important if you have kids or plan to rent or sell your home. Ratings are retrieved from the leading independent and nonprofit GreatSchools©

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 EPIC CONDOS

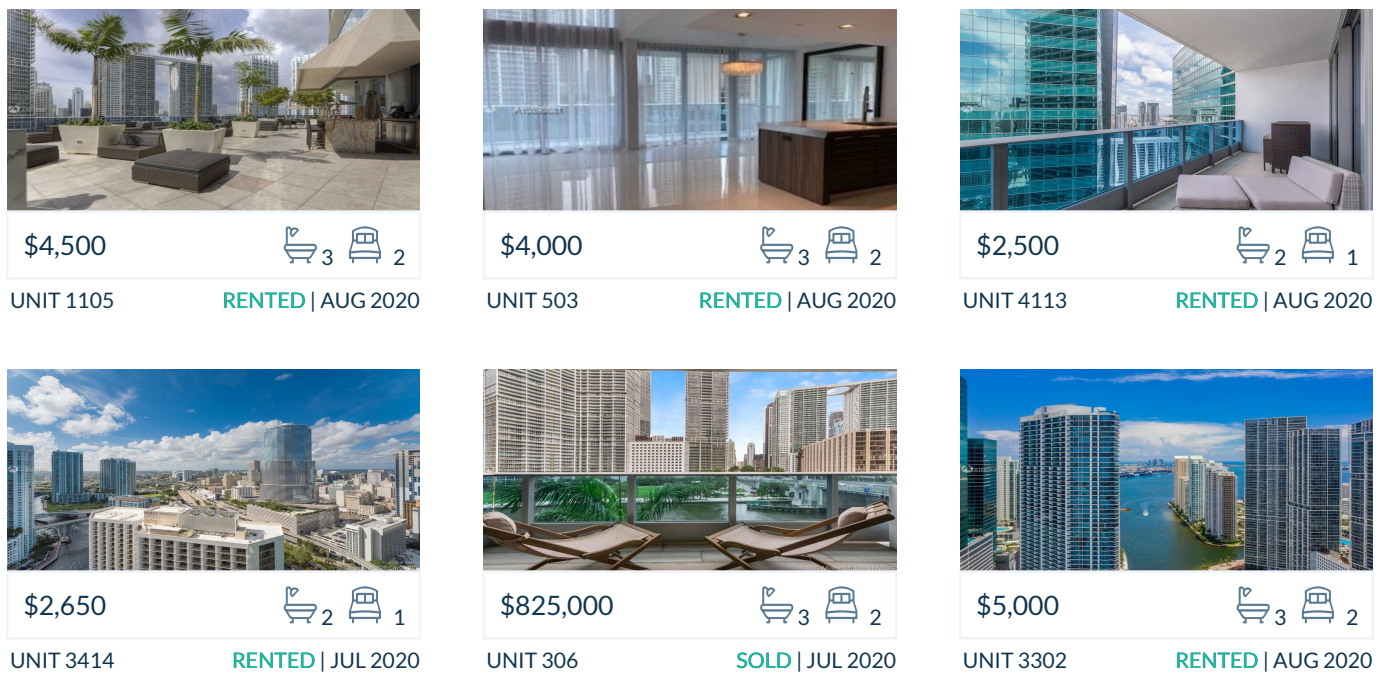
Below the average listing prices of available unit per property type.



Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Epic Condos



Sold

LAST 20 PROPERTIES SOLD IN EPIC CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
306	\$825,000	2/3	\$513.4	1,607	Jul 2020	17
3405	\$425,000	1/2	\$447.4	950	Jul 2020	155
303	\$4,980	2/2	\$3.5	1,430	Mar 2020	27
4105	\$440,000	1/2	\$463.2	950	Feb 2020	607
4205	\$450,000	1/2	\$473.7	950	Feb 2020	58
3508	\$4,800	2/2	\$3.2	1,500	Feb 2020	38
1103	\$698,000	2/3	\$446.6	1,563	Jan 2020	249
4008	\$850,000	2/3	\$566.7	1,500	Dec 2019	107
3309	\$380,000	1/2	\$475.6	799	Dec 2019	68
3104	\$600,000	2/3	\$478.1	1,255	Oct 2019	776
4206	\$529,000	1/2	\$556.8	950	Oct 2019	473
3602	\$1,049,000	2/3	\$681.6	1,539	Oct 2019	151
3203	\$580,000	2/3	\$462.2	1,255	Aug 2019	161
4302	\$920,000	2/3	\$597.8	1,539	Jul 2019	101
3312	\$365,000	1/2	\$444.0	822	Jul 2019	175
5101	\$1,850,000	3/4	\$753.0	2,457	May 2019	89
3801	\$690,000	2/3	\$448.3	1,539	May 2019	213
3714	\$2,300	1/1	\$2.9	799	Apr 2019	63
1109	\$1,190,000	3/3	\$799.2	1,489	Mar 2019	112
5302	\$1,999,000	4/5	\$594.6	3,362	Feb 2019	365

Rented

LAST 20 PROPERTIES RENTED IN EPIC CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
1105	\$4,500	2/3	\$2.8	1,579	Aug 2020	281
503	\$4,000	2/3	\$2.8	1,430	Aug 2020	15
4113	\$2,500	1/2	\$3.1	799	Aug 2020	61
3414	\$2,650	1/2	\$3.3	799	Jul 2020	88
3302	\$5,000	2/3	\$3.2	1,539	Jul 2020	68
4608	\$4,750	2/3	\$3.2	1,500	Jul 2020	202
3704	\$4,000	2/3	\$3.2	1,255	Jul 2020	69
5004	\$4,500	2/3	\$3.0	1,492	Jun 2020	81
3809	\$2,600	1/2	\$3.3	799	Jun 2020	22
3808	\$3,700	2/3	\$2.5	1,500	Jun 2020	22
3914	\$2,850	1/2	\$3.6	799	Apr 2020	19
3806	\$3,100	1/2	\$3.3	950	Mar 2020	14
3211	\$2,500	1/2	\$3.0	822	Mar 2020	20
307	\$4,500	2/3	\$2.9	1,574	Mar 2020	75
3804	\$3,800	2/3	\$3.0	1,255	Feb 2020	61
3505	\$3,000	1/2	\$3.2	950	Feb 2020	22
4405	\$3,700	1/2	\$3.9	950	Feb 2020	61
4212	\$3,000	1/2	\$3.6	822	Jan 2020	66
3603	\$3,750	2/3	\$3.0	1,255	Jan 2020	43
4908	\$4,900	2/3	\$3.1	1,598	Jan 2020	316

Currently Listed

ACTIVE LISTINGS 1/4

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
N/A	\$2,650	1/1	\$3.2	822	Aug 2020	ANSELMO TA...
PH53...	\$15,000/mth	3/5	\$4.9	3055	Aug 2020	N/A
303	\$775,900	2/2	\$542.6	1430	Jun 2020	N/A
505	\$860,000	2/3	\$544.6	1579	Jul 2020	N/A
506	\$875,000	2/3	\$544.5	1607	Aug 2020	N/A
1103	\$4,800/mth	2/3	\$3.4	1430	Aug 2020	N/A
1105	\$980,000	2/3	\$620.6	1579	Jul 2020	N/A
1108	\$925,000	2/3	\$636.6	1453	Aug 2020	MIGUEL ANT...
1108	\$4,800/mth	2/3	\$3.3	1453	Aug 2020	MIGUEL ANT...
1408	\$5,700/mth	2/3	\$3.9	1453	Jun 2020	MARCO AVEL...
3101	\$740,000	2/3	\$480.8	1539	Aug 2020	WILLIAM M FI...
3102	\$967,000	2/3	\$628.3	1539	Jul 2020	N/A
3201	\$4,950/mth	2/3	\$3.2	1539	Jul 2020	EPIC MIAMI 3...
3205	\$485,000	1/2	\$510.5	950	Jul 2020	DAVID BROWN
3207	\$899,000	2/3	\$599.3	1500	Aug 2020	HOLADAY HO...
3207	\$4,200/mth	2/3	\$2.8	1500	Aug 2020	HOLADAY HO...
3209	\$377,000	1/2	\$471.8	799	Aug 2020	N/A
3312	\$2,300/mth	1/2	\$2.8	822	Jul 2020	JEREMY A SA...
3314	\$2,725/mth	1/2	\$3.4	799	Jul 2020	JOAO LUIZ C...
3401	\$4,500/mth	2/3	\$2.9	1539	Aug 2020	N/A

Currently Listed

ACTIVE LISTINGS 2/4

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
3409	\$2,450/mth	1/2	\$3.1	799	Aug 2020	LUDIS ARMEN...
3410	\$2,650/mth	1/2	\$3.2	825	Aug 2020	TONY SAMBA...
3512	\$375,000	1/1	\$456.2	822	Jul 2020	ANSELMO TA...
3514	\$380,000	1/2	\$475.6	799	Jul 2020	N/A
3514	\$2,500/mth	1/2	\$3.1	799	Aug 2020	N/A
3608	\$825,000	2/3	\$550.0	1500	Aug 2020	ELIDIO PATRI...
3608	\$5,000/mth	2/3	\$3.3	1500	Aug 2020	ELIDIO PATRI...
3610	\$450,000	1/2	\$563.2	799	Aug 2020	N/A
3711	\$2,450/mth	1/2	\$3.0	822	Aug 2020	N/A
3711	\$399,000	1/2	\$485.4	822	Aug 2020	N/A
3812	\$429,000	1/2	\$521.9	822	Jul 2020	N/A
3903	\$4,000/mth	2/3	N/A	N/A	Aug 2020	REFERENCE O...
3907	\$980,000	2/3	\$653.3	1500	Jul 2020	MARIA C FER...
4011	\$375,000	1/2	\$456.2	822	Jul 2020	LEARIE R LIN...
4102	\$5,000/mth	2/3	\$3.2	1539	Aug 2020	N/A
4102	\$920,000	2/3	\$597.8	1539	Aug 2020	N/A
4110	\$2,700/mth	1/2	\$3.4	799	Aug 2020	PEDRO LUIS A...
4204	\$4,800/mth	2/3	\$3.8	1255	Jul 2020	OLIVER REIC...
4207	\$4,650/mth	2/3	\$3.1	1500	Aug 2020	ABDEL AHMED
4211	\$2,500/mth	1/2	\$3.0	822	Jul 2020	N/A

Currently Listed

ACTIVE LISTINGS 3/4

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
4212	\$449,000	1/2	\$546.2	822	Aug 2020	N/A
4212	\$3,000/mth	1/2	\$3.6	822	Aug 2020	N/A
4214	\$2,950/mth	1/2	\$3.7	799	Jul 2020	N/A
4301	\$4,950/mth	2/3	\$3.2	1539	Aug 2020	N/A
4307	\$5,500/mth	2/3	\$3.7	1500	Aug 2020	MARCY J BLIC...
4308	\$849,000	2/3	\$566.0	1500	Jul 2020	TOMASO PET...
4314	\$3,150/mth	1/2	\$3.9	799	Aug 2020	
4402	\$5,700/mth	2/3	\$3.7	1539	Jul 2020	N/A
4411	\$2,400/mth	1/2	\$2.9	822	Aug 2020	HVAR REAL E...
4412	\$2,400/mth	1/2	\$2.9	822	Aug 2020	N/A
4507	\$5,500/mth	2/3	\$3.7	1500	Jul 2020	N/A
4508	\$4,600/mth	2/3	\$3.1	1500	Jul 2020	N/A
4607	\$6,000/mth	2/3	\$3.8	1598	Aug 2020	N/A
4607	\$999,999	2/3	\$666.7	1500	Jul 2020	N/A
4611	\$795,000	2/3	\$642.7	1237	Jul 2020	LEOPOLDO RI...
4809	\$3,600/mth	2/3	\$2.9	1237	Jun 2020	N/A
4810	\$682,000	2/3	\$551.3	1237	Jul 2020	N/A
4901	\$5,999/mth	3/4	\$2.4	2457	Jul 2020	ARMANDO G...
4909	\$3,750/mth	2/3	\$3.0	1237	Jul 2020	MYRIAM ORT...
5001	\$7,000/mth	3/4	\$2.8	2457	Jul 2020	N/A

Currently Listed

ACTIVE LISTINGS 4/4

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
5002	\$1,999,999	3/4	\$814.0	2457	Aug 2020	EPIC 5002 LLC...
5009	\$749,000	2/3	\$605.5	1237	Aug 2020	ALFREDO GO...
5009	\$3,500/mth	2/3	\$2.8	1237	Aug 2020	ALFREDO GO...
5110	\$699,900	2/3	\$565.8	1237	Jul 2020	N/A
5208	\$4,750/mth	2/3	\$3.2	1492	Aug 2020	N/A