



Setai Resort and Residences

101 20th St
Miami Beach, FL 33139

Every month we compile this comprehensive market report focus on Setai Resort and Residences 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 setaicondosforsale.com.

Property Stats

POSTAL CODE 33139

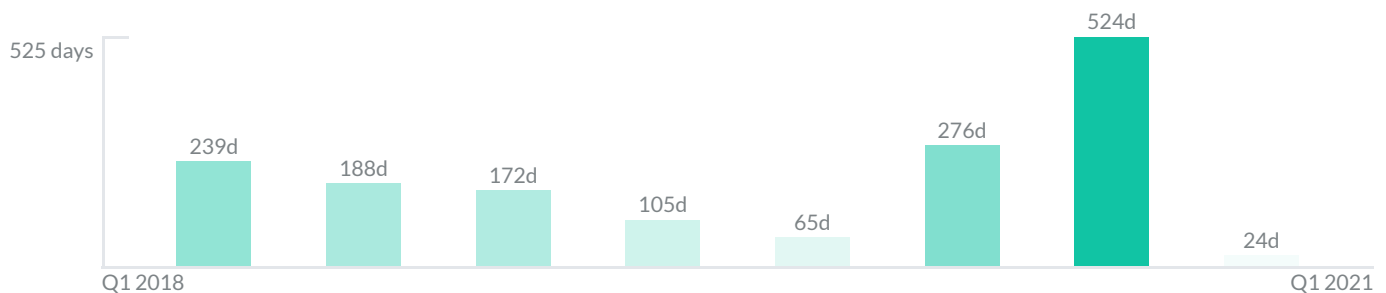
The property stats graph represents the median price evolution since ten years in your postal code area.



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

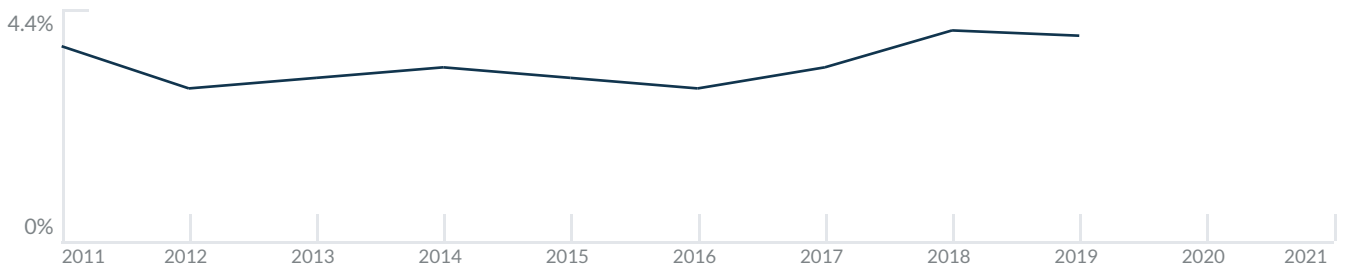
PER YEAR

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©

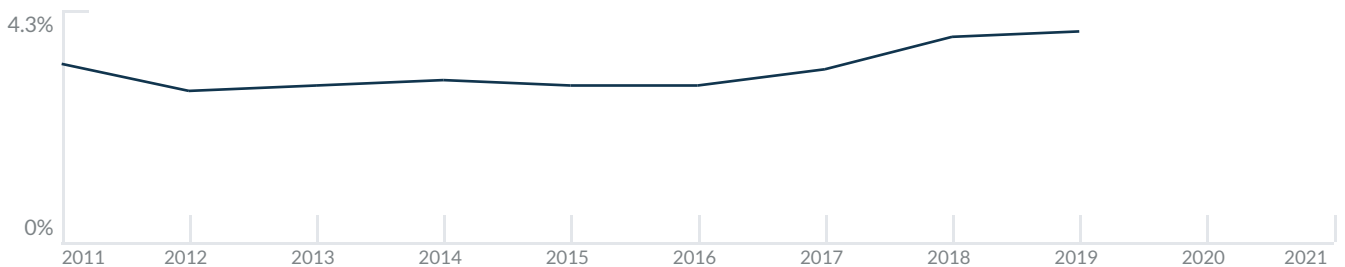
30 YEARS FIXED 4.4%



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©

| ELEMENTARY SCHOOL | MIDDLE SCHOOL | HIGH SCHOOL |
|-------------------------------------|---|----------------------------------|
| School For Advanced Studies in Math | De Hostos Youth Leadership Charter School | Art & Culture Senior High School |
| 10/10 | 1/10 | 10/10 |

Insights

IN SETAI RESORT AND RESIDENCES

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 Setai Resort and Residences

| | | |
|---|--|--|
| <p>\$2,825,000</p> <p>UNIT 2506</p> <p>SOLD JAN 2021</p> <p>2 Bathrooms, 2 Bedrooms</p> | <p>\$17,500</p> <p>UNIT 3504</p> <p>RENTED DEC 2020</p> <p>2 Bathrooms, 2 Bedrooms</p> | <p>\$40,000</p> <p>UNIT 3501</p> <p>RENTED JAN 2021</p> <p>4 Bathrooms, 4 Bedrooms</p> |
| <p>\$25,000</p> <p>UNIT 3208</p> <p>RENTED NOV 2020</p> <p>2 Bathrooms, 2 Bedrooms</p> | <p>\$1,999,000</p> <p>UNIT 1705</p> <p>SOLD DEC 2020</p> <p>2 Bathrooms, 1 Bedroom</p> | <p>DIRECT OCEANFRONT VIEWS</p> <p>THE SETAI BEST NORTH CORNER</p> <p>\$14,950</p> <p>UNIT 2107</p> <p>RENTED OCT 2020</p> <p>2 Bathrooms, 2 Bedrooms</p> |

Sold

LAST 20 PROPERTIES SOLD IN SETAI RESORT AND RESIDENCES

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Buying Date | Days on Market |
|-------|--------------|------------|-----------|-------|-------------|----------------|
| 2506 | \$2,825,000 | 2/2 | \$2,146.7 | 1,316 | Jan 2021 | 24 |
| 1705 | \$1,999,000 | 1/2 | \$2,434.8 | 821 | Nov 2020 | 765 |
| 3603 | \$4,650,000 | 3/3 | \$2,928.2 | 1,588 | Oct 2020 | 283 |
| 3703 | \$5,999,000 | 3/3 | \$3,777.7 | 1,588 | Jul 2020 | 276 |
| 2806 | \$3,300,000 | 2/2 | \$2,507.6 | 1,316 | Apr 2020 | 83 |
| 2801 | \$3,200,000 | 2/2 | \$2,671.1 | 1,198 | Apr 2020 | 46 |
| 2401 | \$2,595,000 | 2/2 | \$2,166.1 | 1,198 | Dec 2019 | 105 |
| 2007 | \$4,500,000 | 2/2 | \$3,518.4 | 1,279 | Sep 2018 | 172 |
| 2204 | \$2,395,000 | 2/2 | \$2,099.0 | 1,141 | Jun 2018 | 66 |
| PH-VC | \$11,000,000 | 3/3 | \$3,080.4 | 3,571 | May 2018 | 341 |
| PH-VC | \$11,000,000 | 3/4 | \$3,080.4 | 3,571 | May 2018 | 341 |
| 2704 | \$2,750,000 | 2/2 | \$2,410.2 | 1,141 | May 2018 | 132 |
| 2201 | \$2,850,000 | 2/2 | \$2,379.0 | 1,198 | Apr 2018 | 62 |
| 2606 | \$3,500,000 | 2/2 | \$2,659.6 | 1,316 | Mar 2018 | 12 |
| 2004 | \$2,495,000 | 2/2 | \$2,147.2 | 1,162 | Mar 2018 | 352 |
| 2004 | \$2,495,000 | 2/2 | \$2,147.2 | 1,162 | Mar 2018 | 352 |
| 1801 | \$2,250,000 | 2/2 | \$1,878.1 | 1,198 | Oct 2017 | 282 |
| 3302 | \$2,800,000 | 2/2 | \$2,308.3 | 1,213 | Sep 2017 | 206 |
| 3302 | \$2,800,000 | 2/2 | \$2,308.3 | 1,213 | Sep 2017 | 206 |
| 1905 | \$1,675,000 | 1/1 | \$2,040.2 | 821 | Jul 2017 | 383 |

Rented

LAST 20 PROPERTIES RENTED IN SETAI RESORT AND RESIDENCES

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Rented Date | Days on Market |
|------|----------|------------|---------|-------|-------------|----------------|
| 3504 | \$17,500 | 2/2 | \$15.3 | 1,141 | Dec 2020 | 43 |
| 3501 | \$40,000 | 4/4 | \$16.6 | 2,411 | Nov 2020 | 189 |
| 3208 | \$25,000 | 2/2 | \$21.9 | 1,141 | Nov 2020 | 82 |
| 2107 | \$14,950 | 2/2 | \$11.7 | 1,279 | Oct 2020 | 246 |
| 1703 | \$10,000 | 1/2 | \$13.0 | 767 | Jun 2020 | 103 |
| 2603 | \$10,000 | 1/11 | \$13.0 | 767 | Nov 2019 | 508 |
| 3002 | \$13,800 | 2/2 | \$10.1 | 1,370 | Nov 2019 | 434 |
| 2706 | \$12,950 | 2/2 | \$9.8 | 1,316 | Sep 2019 | 241 |
| 2605 | \$11,500 | 1/2 | \$14.0 | 821 | May 2019 | 80 |
| 3709 | \$30,000 | 3/3 | \$11.9 | 2,521 | May 2019 | 73 |
| 2107 | \$18,900 | 2/2 | \$14.8 | 1,279 | Apr 2019 | 456 |
| 3709 | \$30,000 | 3/3 | \$11.9 | 2,521 | Jan 2019 | 176 |
| 3606 | \$30,000 | 2/2 | \$22.8 | 1,316 | Nov 2018 | N/A |
| 1705 | \$11,000 | 1/2 | \$13.4 | 821 | Oct 2018 | 41 |
| 3706 | \$17,500 | 2/2 | \$13.3 | 1,316 | Oct 2018 | 257 |
| 3601 | \$35,000 | 4/4 | \$9.9 | 3,552 | Oct 2018 | 57 |
| 2206 | \$15,500 | 2/2 | \$11.8 | 1,316 | Jul 2018 | 1002 |
| 2206 | \$15,500 | 2/2 | \$11.8 | 1,316 | Jul 2018 | 1002 |
| 3002 | \$13,500 | 2/2 | \$11.1 | 1,213 | Jun 2018 | 49 |
| 2404 | \$13,500 | 2/2 | \$11.8 | 1,141 | Apr 2018 | 236 |

Currently Listed

ACTIVE LISTINGS 1/2

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|--------------|------------|-----------|------|--------------|-----------------|
| TH C | \$2,995,000 | 2/2 | \$1,913.7 | 1565 | Nov 2020 | JOHN BARMAN |
| TH A | \$12,900,000 | 4/4 | \$3,556.7 | 3627 | Jan 2021 | DOUGLAS CH... |
| TH E | \$3,270,000 | 2/2 | \$2,089.5 | 1565 | Jan 2021 | MARCUS R R... |
| 1705 | \$18,500/mth | 1/2 | \$22.5 | 821 | Dec 2020 | N/A |
| 1706 | \$25,000/mth | 2/2 | \$19.0 | 1316 | Dec 2020 | ARTI MEDIA H... |
| 1706 | \$3,195,000 | 2/2 | \$2,427.8 | 1316 | Dec 2020 | ARTI MEDIA H... |
| 1803 | \$2,150,000 | 1/2 | \$2,803.1 | 767 | Nov 2020 | N/A |
| 1804 | \$2,745,000 | 2/2 | \$2,362.3 | 1162 | Jan 2021 | DIANE CHAN... |
| 1805 | \$2,195,000 | 1/2 | \$2,673.6 | 821 | Nov 2020 | JOLIA LLC C/... |
| 1901 | \$45,000/mth | 4/4 | \$37.6 | 1198 | Dec 2020 | N/A |
| 1907 | \$3,985,000 | 2/2 | \$3,115.7 | 1279 | Jan 2021 | N/A |
| 2002 | \$2,690,000 | 2/2 | \$2,021.0 | 1331 | Nov 2020 | N/A |
| 2006 | \$3,150,000 | 2/2 | \$2,393.6 | 1316 | Nov 2020 | RAM K SHRIV... |
| 2008 | \$4,850,000 | 2/2 | \$3,905.0 | 1242 | Nov 2020 | N/A |
| 2008 | \$22,500/mth | 2/2 | \$18.1 | 1242 | Jan 2021 | N/A |
| 2102 | \$2,390,000 | 2/2 | \$2,062.1 | 1159 | Jan 2021 | CHARLES T CL... |
| 2104 | \$20,000/mth | 2/2 | \$17.2 | 1162 | Dec 2020 | N/A |
| 2206 | \$15,500/mth | 2/2 | \$11.8 | 1316 | Sep 2020 | N/A |
| 2208 | \$33,000/mth | 2/2 | \$25.8 | 1279 | Nov 2020 | N/A |
| 2302 | \$3,050,000 | 2/2 | \$2,514.4 | 1213 | Nov 2020 | N/A |

Currently Listed

ACTIVE LISTINGS 2/2

| Unit | Price | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner |
|------|--------------|------------|-----------|------|--------------|-----------------|
| 2304 | \$2,390,000 | 2/2 | \$2,094.7 | 1141 | Nov 2020 | SAS FINANCIE... |
| 2308 | \$7,400,000 | 2/2 | \$2,892.9 | 2558 | Jan 2021 | N/A |
| 2404 | \$2,498,000 | 2/2 | \$2,189.3 | 1141 | Nov 2020 | KOHHANN YEE |
| 2404 | \$15,000/mth | 2/2 | \$13.1 | 1141 | Jan 2021 | KOHHANN YEE |
| 2406 | \$2,985,000 | 2/2 | \$2,268.2 | 1316 | Dec 2020 | N/A |
| 2508 | \$4,250,000 | 2/2 | N/A | N/A | Nov 2020 | N/A |
| 2601 | \$20,000/mth | 2/2 | \$16.7 | 1198 | Sep 2020 | N/A |
| 2604 | \$17,000/mth | 2/2 | \$14.9 | 1141 | Nov 2020 | JOSEPH TESE... |
| 2606 | \$20,000/mth | 2/2 | \$15.2 | 1316 | Dec 2020 | N/A |
| 2706 | \$3,600,000 | 2/2 | \$2,735.6 | 1316 | Dec 2020 | JOHN C ABBO... |
| 2707 | \$33,000/mth | 2/2 | \$25.8 | 1279 | Dec 2020 | SETAI MIAMI... |
| 3002 | \$3,100,000 | 2/2 | N/A | N/A | Nov 2020 | ALBERT N BR... |
| 3002 | \$15,000/mth | 2/2 | \$12.4 | 1213 | Jan 2021 | ALBERT N BR... |
| 3104 | \$2,500,000 | 2/2 | \$2,191.1 | 1141 | Sep 2020 | ROD FELDMA... |
| 3106 | \$3,490,000 | 2/2 | \$2,652.0 | 1316 | Dec 2020 | PLEASANT PL... |
| 3204 | \$30,000/mth | 2/2 | \$26.3 | 1141 | Jan 2021 | GERTRAUDE E... |
| 3208 | \$4,500,000 | 2/2 | \$3,943.9 | 1141 | Nov 2020 | MATTHEW B... |
| 3501 | \$8,600,000 | 4/4 | \$3,567.0 | 2411 | Nov 2020 | N/A |