

WATER WISE SAVINGS

Although we tend to think about reducing our water consumption often during hot summer months, cutting water consumption is always a good idea any time of year. Here are some practical tips to help you use water wisely.

- Don't use your toilet as an ashtray or wastebasket
- Take shorter showers. If the shower has a single hand control or shut off valve, turn off the flow while soaping or shampooing.
- Turn off the water while brushing your teeth or shaving.
- Fully load your automatic dishwasher before you run it. Fill the sink with water to pre-rinse dishes before putting them in the dishwasher. If you wash dishes by hand, don't leave the rinse water running.
- Turn the faucet off while cleaning vegetables. Rinse them in the sink with the drain closed or in a pan of water.
- Refrigerate a bottle of drinking water instead of letting a faucet flow until the water is cold enough to drink.
- Get any leaks or drips fixed immediately.



BRICKELL PLACE CONDO

A-1865 Brickell Ave | B-1901 Brickell Ave
C-1915 Brickell Ave | D-1925 Brickell Ave

Sold within the past 4 Months

Apt #	Bed	Bath	Sq Ft	Sold Price
B-2110	1	1.5	1,056	\$ 313,000
B-2210	1	1.5	1,056	\$ 260,000
D-1712	2	2	1,424	\$ 518,275
804-C 805-C	2	2.5	1,746	\$ 450,000
A-1614	2	2	1,723	\$ 475,000
DPH-10	3	3	2,080	\$ 884,000



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Information is believed accurate, but not guaranteed. Information obtained from Miami-Dade public records.

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SWEET POTATO CASSEROLE

- 5 sweet potatoes
- 1/4 teaspoon salt
- 1/4 cup butter
- 2 eggs
- 1 teaspoon vanilla extract
- 1/2 teaspoon ground cinnamon
- 1/2 cup white sugar
- 2 tablespoons heavy cream
- 1/4 cup butter, softened
- 3 tablespoons all-purpose flour
- 3/4 cup packed light brown sugar
- 1/2 cup chopped pecans



Preheat oven to 350 degrees F. Lightly grease a 9x13 inch baking dish. Bake sweet potatoes 35 minutes, or until they begin to soften. Cool slightly, peel, and mash. In a large bowl, mix the mashed sweet potatoes, salt, 1/4 cup butter, eggs, vanilla extract, cinnamon, sugar, and heavy cream. Transfer to the prepared baking dish. In a medium bowl, combine 1/4 cup butter, flour, brown sugar, and chopped pecans. Mix with a pastry blender or your fingers to the consistency of course meal. Sprinkle over the sweet potato mixture. Bake 30 minutes in the preheated oven, until topping is crisp and lightly browned.



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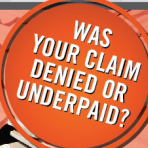
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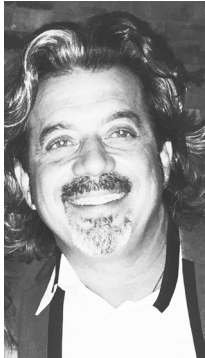
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FOR SALE - 24 UNITS

Bedrooms	Total Units	Price Range
3BR+	2 UNITS	\$775K - \$859K
2BR	17 UNITS	\$429K - \$1.6M
1BR	5 UNITS	\$285K - \$344K

FOR RENT - 16 UNITS

Bedrooms	Total Units	Price Range
3BR	2 UNITS	\$3800 - \$4200
2BR	8 UNITS	\$2380 - \$3250
1BR	6 UNITS	\$1795 - \$2270

CLOSED RECENTLY (Last 90 days)

Unit #	BR/BA	List Price	Sold Price	Closed
A901	2/2	\$465,000	\$432,500	Sep-20
A1813	2/2	\$440,000	\$410,000	Oct-20
B1605	2/2/1	\$488,000	\$488,000	Sep-20
B901	2/2	\$650,000	\$630,000	Sep-20
C1613	2/2	\$560,000	\$550,000	Sep-20
C1101	2/2	\$520,000	\$505,000	Nov-20
D1003	1/1/1	\$350,000	\$325,000	Aug-20
D1708	3/2/1	\$790,000	\$750,000	Oct-20

PHASE I

TOTAL UNITS (A & B)	557
UNITS FOR SALE	14
UNITS SOLD (3 months)	4
AVERAGE DAYS ON MKT	151 DAYS
Pending	6

PHASE II

TOTAL UNITS (C & D)	379
UNITS FOR SALE	12
UNITS SOLD (6 months)	5
AVERAGE DAYS ON MKT	32
Pending	1