



Miami Rental Survival Guide

By Jessica Storey

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Everything You Need to Know Before Renting in Miami

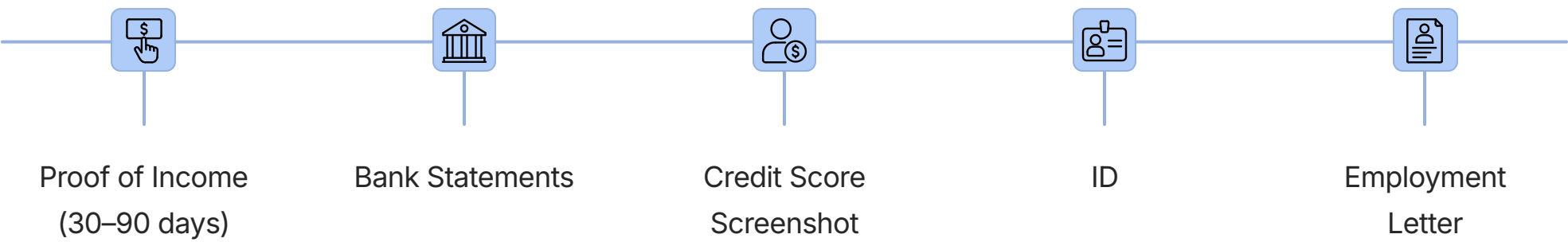
Welcome to Renting in Miami! Miami's rental market is fast, competitive, and heavily driven by condo associations. This guide will walk you through what to expect, how to prepare, and how to secure the unit you want without stress.

Current Average Rents (2026 Estimates)

- **Brickell 1BR:** \$2,900–\$3,700
- **Downtown:** \$2,600–\$3,400
- **Edgewater:** \$3,000–\$4,200
- **Midtown/Wynwood:** \$2,700–\$3,800
- **Coconut Grove/Coral Gables:** \$3,300–\$4,800
- **Doral:** \$2,300–\$3,100



What You Need Before Touring



Understanding Condo Associations

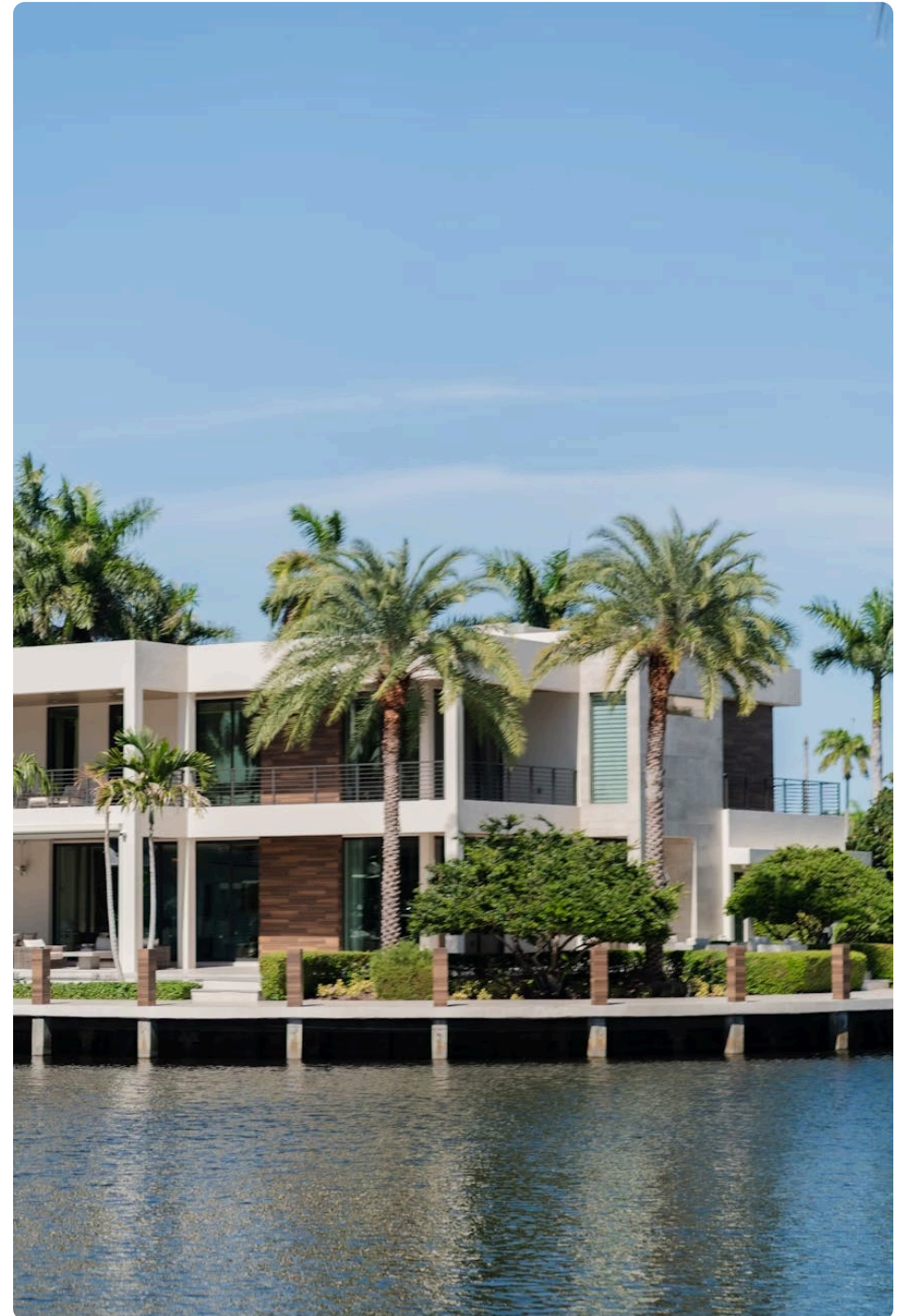
Most Miami rentals are inside condo buildings.

Associations may require:

- Application fees
- Background checks
- Move-in deposits
- 1–4 week approval windows

How Fast You Need to Move

Good rentals go in **24–72 hours**. Have documents ready before you begin touring.





Expected Move-In Costs

- First month's rent
- Last month's rent
- Security deposit (typically 1 month)
- HOA move-in fees

Total: typically 3.5–4.5 months of rent.



Working With Jessica Storey

As a licensed Realtor in Miami and South Florida, I help renters navigate competitive condo markets, prepare strong applications, and secure the best possible deal. I know which buildings approve quickly, which allow pets, and which have strict requirements. For personalized help, visit the landing page form and submit your details.

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