

# Unit 803 - Ocean Reserve

803 - 19370 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11137188
Status:	Active
Size:	1,505 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Valet Parking
View:	Ocean View, Direct Ocean, Other View
Rental Price:	\$3,350
List PPSF:	\$2
Valuated Price:	\$667,000
Valuated PPSF:	\$443

*The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.*

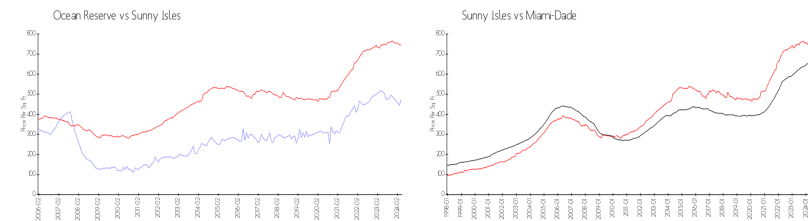
## Building Information

Number of units:	398
Number of active listings for rent:	33
Number of active listings for sale:	23
Building inventory for sale:	5%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

## Building Association Information

Ocean Reserve Condo Association  
(305) 792-7255

## Market Information



Ocean Reserve:	\$473/sq. ft.	Sunny Isles:	\$746/sq. ft.
Sunny Isles:	\$746/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Ocean Reserve	6%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Ocean Reserve	83 days
Sunny Isles	114 days
Miami-Dade	81 days

