

Unit 2401 - Trump Tower 1

2401 - 16001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11174531
 Status: Active
 Size: 2,768 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: Valet Parking
 View:
 List Price: \$3,500,000
 List PPSF: \$1,264
 Valuated Price: \$2,813,000
 Valuated PPSF: \$1,016

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.

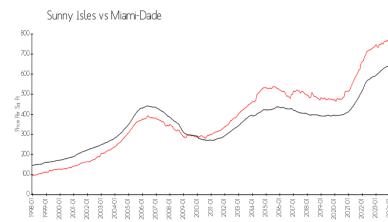
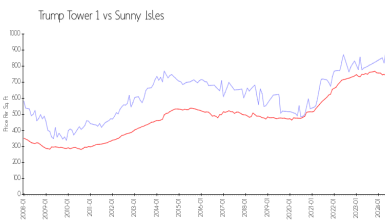
Building Information

Number of units: 271
 Number of active listings for rent: 20
 Number of active listings for sale: 15
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 6

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
603	1,962 sq ft	May 2024	\$1,400,000	\$714
4201	2,768 sq ft	Apr 2024	\$2,950,000	\$1,066
505	1,435 sq ft	Apr 2024	\$950,000	\$662
3105	1,435 sq ft	Mar 2024	\$1,050,000	\$732
3004	2,327 sq ft	Mar 2024	\$2,000,000	\$859
1604	2,327 sq ft	Mar 2024	\$1,800,000	\$774

Market Information



Trump Tower 1:	\$904/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Trump Tower 1: 6%
 Sunny Isles: 5%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Trump Tower 1: 125 days
 Sunny Isles: 115 days
 Miami-Dade: 81 days

