

# Unit 2606 - La Perla

2606 - 16699 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

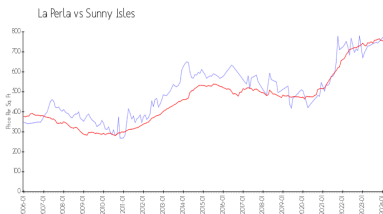
MLS Number:	A11245455
Status:	Active
Size:	1,637 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Covered Parking,Guest Parking,Valet Parking
View:	Intracoastal View,Ocean View,Water View
Rental Price:	\$6,990
List PPSF:	\$4
Valuated Price:	\$1,042,000
Valuated PPSF:	\$637

*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.*

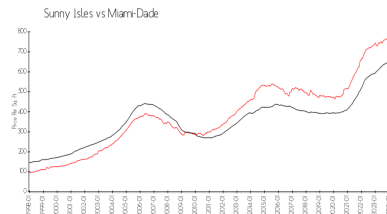
## Building Information

Number of units:	326
Number of active listings for rent:	46
Number of active listings for sale:	15
Building inventory for sale:	4%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

## Market Information



La Perla: \$788/sq. ft.  
Sunny Isles: \$744/sq. ft.



Sunny Isles: \$744/sq. ft.  
Miami-Dade: \$710/sq. ft.

## Inventory for Sale

La Perla	5%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

La Perla	75 days
Sunny Isles	112 days
Miami-Dade	81 days

