

Unit 615 - Oceania I

615 - 16425 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11326576
Status:	Pending
Size:	1,460 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Covered Parking
View:	
List Price:	\$859,000
List PPSF:	\$588
Valuated Price:	\$906,000
Valuated PPSF:	\$621

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:	164
Number of active listings for rent:	4
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

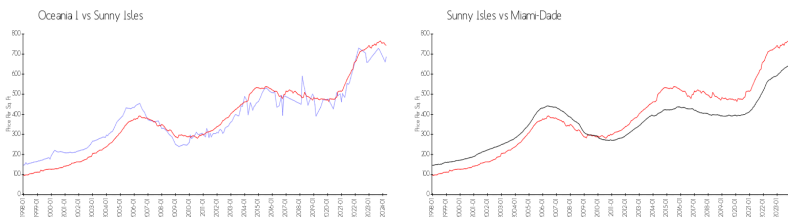
Building Association Information

Oceania I Condo Association
(305) 354-2170

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
718	1,760 sq ft	Mar 2024	\$910,000	\$517
2715	1,460 sq ft	Nov 2023	\$950,000	\$651
911	2,020 sq ft	Sep 2023	\$1,565,000	\$775

Market Information



Oceania I:	\$686/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Oceania I	2%
Sunny Isles	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Oceania I	86 days
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Sunny Isles
Miami-Dade

113 days
81 days