

# Unit 3103 - Trump Tower 3

3103 - 15811 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11359188
Status:	Active
Size:	1,935 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	Valet Parking
View:	
List Price:	\$1,800,000
List PPSF:	\$930
Valuated Price:	\$1,732,000
Valuated PPSF:	\$883

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:	21
Number of active listings for sale:	9
Building inventory for sale:	3%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	5

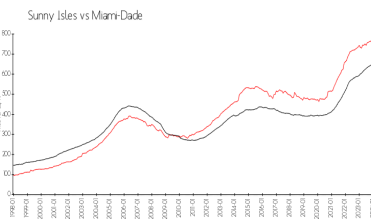
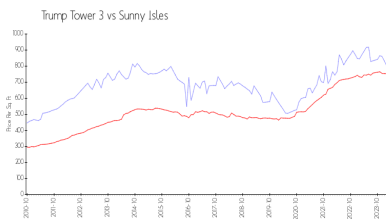
## Building Association Information

Trump Tower 3 Condo Association  
(305) 945-5881

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
801	2,928 sq ft	Apr 2024	\$2,700,000	\$922
1505	1,463 sq ft	Apr 2024	\$980,000	\$670
2502	1,974 sq ft	Apr 2024	\$1,650,000	\$836
3904	2,558 sq ft	Mar 2024	\$2,400,000	\$938
2901	2,928 sq ft	Feb 2024	\$2,900,000	\$990

## Market Information

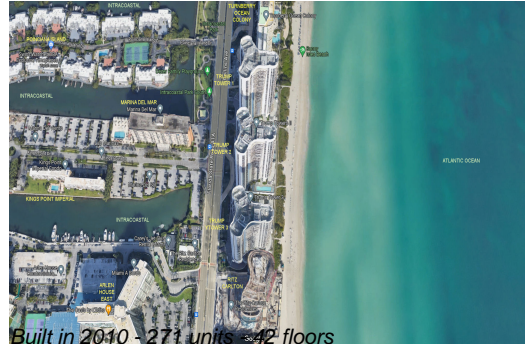


Trump Tower 3:	\$886/sq. ft.	Sunny Isles:	\$742/sq. ft.
Sunny Isles:	\$742/sq. ft.	Miami-Dade:	\$703/sq. ft.

## Inventory for Sale

Trump Tower 3	3%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Trump Tower 3  
Sunny Isles  
Miami-Dade

86 days  
114 days  
81 days