

# Unit 1126 - Roney Palace

1126 - 2301 Collins Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11440533  
 Status: Active  
 Size: 1,180 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$2,300,000  
 List PPSF: \$1,949  
 Valuated Price: \$1,931,000  
 Valuated PPSF: \$1,636

*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: 564  
 Number of active listings for rent: 54  
 Number of active listings for sale: 28  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 17  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 3

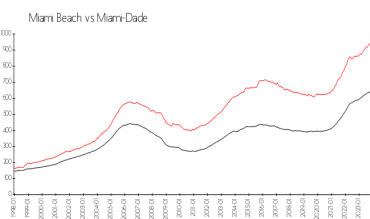
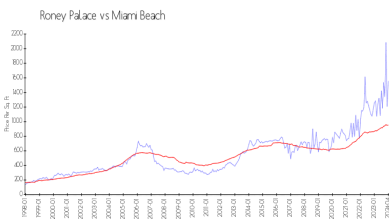
## Building Association Information

Roney Palace Condo Association  
 (305) 538-9395

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
411	600 sq ft	Mar 2024	\$930,000	\$1,550
1527	760 sq ft	Mar 2024	\$670,000	\$882
638	900 sq ft	Feb 2024	\$1,800,000	\$2,000
1015	880 sq ft	Nov 2023	\$1,270,000	\$1,443
625	850 sq ft	Nov 2023	\$1,350,000	\$1,588

## Market Information



Roney Palace: \$1553/sq. ft.      Miami Beach: \$952/sq. ft.  
 Miami Beach: \$952/sq. ft.      Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Roney Palace 5%  
 Miami Beach 4%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months



Built in 1926 - 564 units - 16 floors

Roney Palace  
Miami Beach  
Miami-Dade

117 days  
98 days  
81 days