

Unit 4-1504 - Parque Towers (300&330)

4-1504 - 300 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11485654
Status:	Active
Size:	1,541 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$1,390,000
List PPSF:	\$902
Valuated Price:	\$1,285,000
Valuated PPSF:	\$834

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:	320
Number of active listings for rent:	0
Number of active listings for sale:	26
Building inventory for sale:	8%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	15
Number of sales over the last 3 months:	8

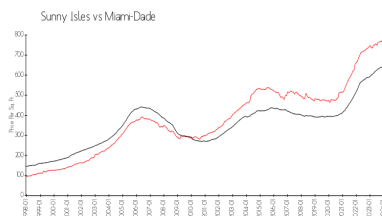
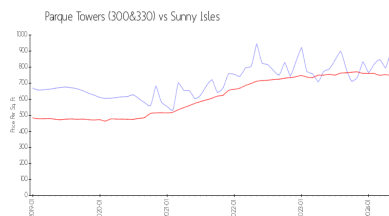
Building Association Information

Parque Towers
Address: 300-330 Sunny Isles Blvd,
Sunny Isles Beach, FL 33160
Phone: +1 305-692-8500

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
5-1202	1,892 sq ft	Jun 2024	\$1,710,000	\$904
5-TS04	4,736 sq ft	May 2024	\$4,430,000	\$935
4-1907	1,892 sq ft	May 2024	\$1,465,000	\$774
5-2008	1,892 sq ft	May 2024	\$1,789,000	\$946
5-902	1,892 sq ft	May 2024	\$1,900,000	\$1,004

Market Information

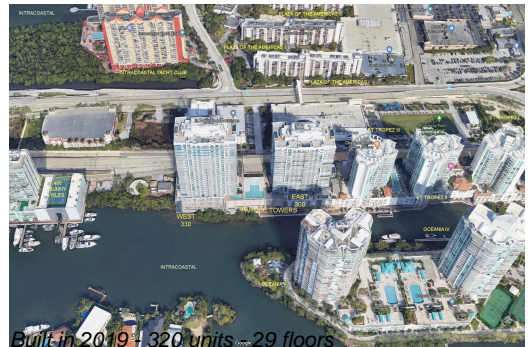


Parque Towers (300&330): \$904/sq. ft.
Sunny Isles: \$748/sq. ft.

Sunny Isles: \$748/sq. ft.
Miami-Dade: \$705/sq. ft.

Inventory for Sale

Parque Towers (300&330)	8%
Sunny Isles	5%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Parque Towers (300&330)	182 days
Sunny Isles	116 days
Miami-Dade	82 days