

# Unit 1603 - St Tropez 1

1603 - 150 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11501495  
 Status: Active  
 Size: 1,458 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$899,000  
 List PPSF: \$617  
 Valuated Price: \$909,000  
 Valuated PPSF: \$623

*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: 93  
 Number of active listings for rent: 8  
 Number of active listings for sale: 10  
 Building inventory for sale: 10%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Building Association Information

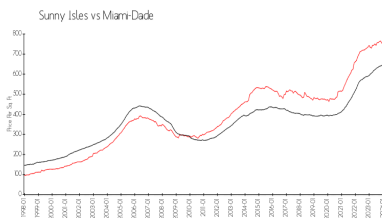
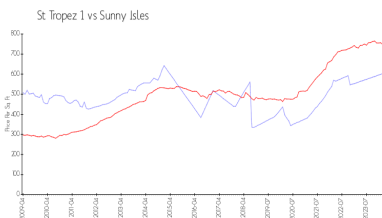
St. Tropez Condominiums  
 330 Sunny Isles Blvd  
 Sunny Isles Beach, FL 33160  
 Tel: 305-692-8500  
 fax: 305-692-8501

[http://csisttropez.com/sttropezmaster/outside\\_home.asp](http://csisttropez.com/sttropezmaster/outside_home.asp)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1-1703	1,458 sq ft	May 2023	\$880,000	\$604

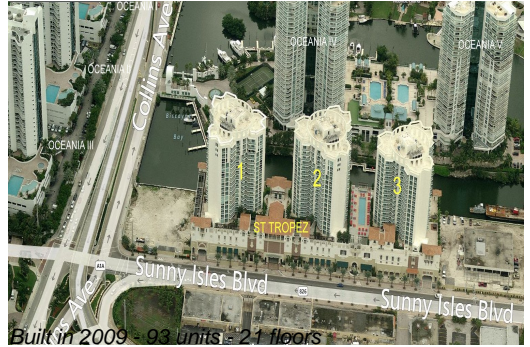
## Market Information



St Tropez 1:	\$606/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

St Tropez 1	11%
Sunny Isles	5%
Miami-Dade	3%



## **Avg. Time to Close Over Last 12 Months**

St Tropez 1	115 days
Sunny Isles	113 days
Miami-Dade	81 days