

Unit 1518 - OceanView A

1518 - 19390 Collins Av, Sunny Isles, FL, Miami-Dade 33160



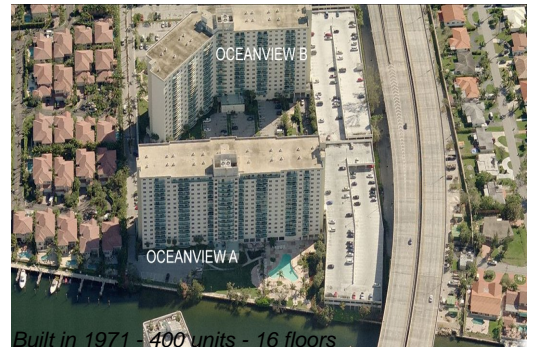
Unit Information

MLS Number:	A11505135
Status:	Active
Size:	1,000 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$448,500
List PPSF:	\$449
Valuated Price:	\$401,000
Valuated PPSF:	\$401

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

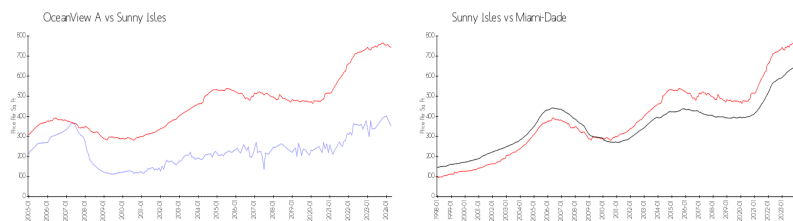
Number of units:	400
Number of active listings for rent:	25
Number of active listings for sale:	7
Building inventory for sale:	1%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1



Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1007	1,525 sq ft	Apr 2024	\$580,000	\$380
1127	1,537 sq ft	Jan 2024	\$620,000	\$403
911	1,000 sq ft	Nov 2023	\$450,000	\$450
118	1,000 sq ft	Nov 2023	\$365,000	\$365
425	1,000 sq ft	Nov 2023	\$430,000	\$430

Market Information



OceanView A:	\$352/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

OceanView A	2%
Sunny Isles	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

OceanView A	123 days
Sunny Isles	113 days
Miami-Dade	81 days