

# Unit 410 - Towne Royale

410 - 17800 Atlantic Blvd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11517907
Status:	Active
Size:	1,359 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$419,000
List PPSF:	\$308
Valuated Price:	\$449,000
Valuated PPSF:	\$330

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:	54
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	7%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

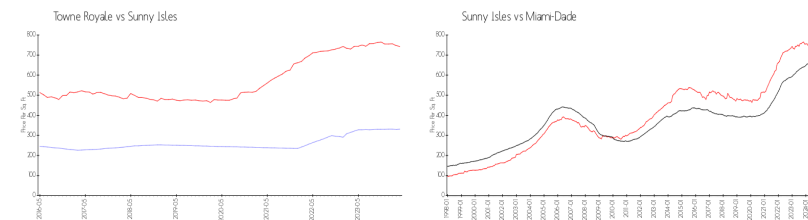
## Building Association Information

Towne Royale Condominium  
 Address: 17800 Atlantic Blvd,  
 Sunny Isles Beach, FL 33160  
 Phone: +1 305-932-1158

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH14	1,440 sq ft	Mar 2024	\$370,000	\$257
PH15	930 sq ft	Aug 2023	\$280,000	\$301
303	930 sq ft	Jun 2023	\$275,000	\$296
503	930 sq ft	May 2023	\$280,000	\$301
310	1,359 sq ft	May 2023	\$440,000	\$324

## Market Information



Towne Royale:	\$331/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Towne Royale	7%
Sunny Isles	5%
Miami-Dade	3%



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

Towne Royale	56 days
Sunny Isles	113 days
Miami-Dade	81 days