

# Unit MO3 - Winston Tower 300

MO3 - 230 174 St, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11519267
Status:	Active
Size:	2,400 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space,Guest Parking,Other Parking,Valet Parking
View:	
List Price:	\$650,000
List PPSF:	\$271
Valuated Price:	\$671,000
Valuated PPSF:	\$280

*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:	416
Number of active listings for rent:	3
Number of active listings for sale:	9
Building inventory for sale:	2%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

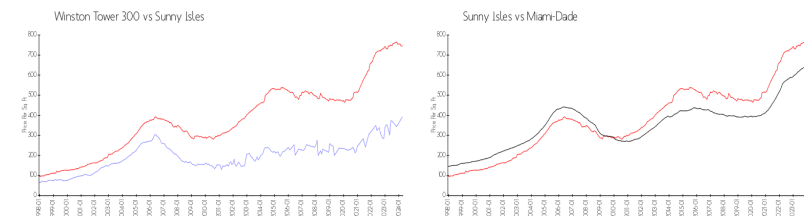
## Building Association Information

Winston Tower 300 Condominium Association  
(305) 932-5290

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1115	1,286 sq ft	May 2024	\$420,000	\$327
2205	938 sq ft	Apr 2024	\$395,000	\$421
M19	1,525 sq ft	Jan 2024	\$345,000	\$226
620	1,286 sq ft	Nov 2023	\$405,000	\$315
1005	938 sq ft	Jul 2023	\$387,777	\$413
1107	1,070 sq ft	Jul 2023	\$440,000	\$411
2214	2,400 sq ft	Jul 2023	\$660,000	\$275

## Market Information



Winston Tower 300:	\$392/sq. ft.	Sunny Isles:	\$746/sq. ft.
Sunny Isles:	\$746/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Winston Tower 300	2%
Sunny Isles	5%
Miami-Dade	3%



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

Winston Tower 300	82 days
Sunny Isles	113 days
Miami-Dade	81 days