

# Unit 4-705 - Parque Towers (300&330)

4-705 - 300 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11550378
Status:	Active
Size:	1,541 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	Assigned Parking,Valet Parking
View:	
List Price:	\$1,240,000
List PPSF:	\$805
Valuated Price:	\$989,000
Valuated PPSF:	\$642

*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:	25
Building inventory for sale:	7%
Number of sales over the last 12 months:	24
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	8

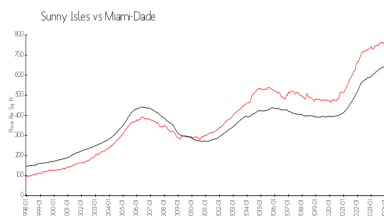
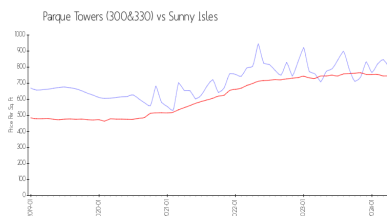
## Building Association Information

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
5-902	1,892 sq ft	May 2024	\$1,900,000	\$1,004
5-1401	1,892 sq ft	Apr 2024	\$1,450,000	\$766
5-1906	1,524 sq ft	Apr 2024	\$1,400,000	\$919
5-2307	1,892 sq ft	Apr 2024	\$1,456,500	\$770
4-1802	1,892 sq ft	Mar 2024	\$1,500,000	\$793
5-908	1,892 sq ft	Mar 2024	\$1,600,000	\$846

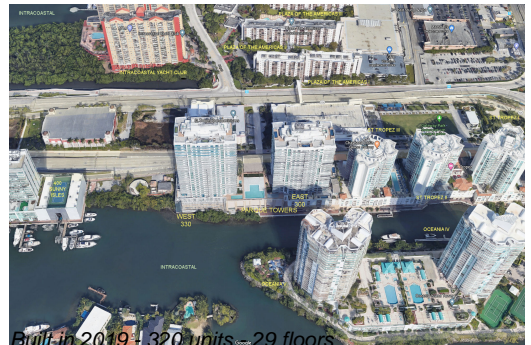
## Market Information



Parque Towers (300&330):	\$795/sq. ft.	Sunny Isles:	\$746/sq. ft.
Sunny Isles:	\$746/sq. ft.	Miami-Dade:	\$694/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)	180 days
Sunny Isles	114 days
Miami-Dade	81 days