

Unit 2318 - Winston Tower 200

2318 - 251 174 St, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11550566
 Status: Active
 Size: 1,275 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking
 View:
 List Price: \$635,000
 List PPSF: \$498
 Valuated Price: \$451,000
 Valuated PPSF: \$350

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: 408
 Number of active listings for rent: 4
 Number of active listings for sale: 12
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

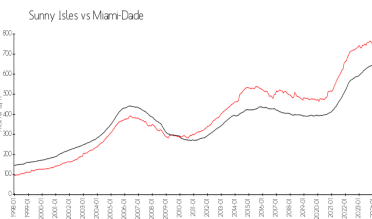
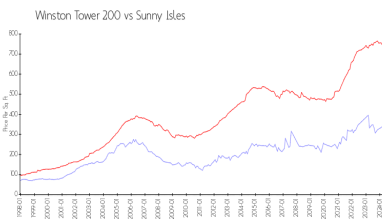
Building Association Information

Winston Tower 200 Condominium Association
 (305) 932-0800

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1810	595 sq ft	Apr 2024	\$206,000	\$346
1101	975 sq ft	Mar 2024	\$292,000	\$299
1712	1,087 sq ft	Nov 2023	\$392,000	\$361
1815	943 sq ft	Nov 2023	\$280,000	\$297
2012	1,087 sq ft	Oct 2023	\$359,000	\$330

Market Information

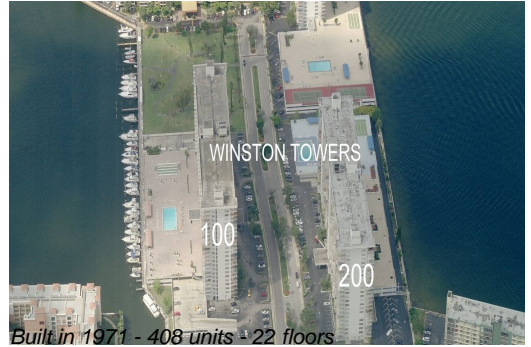


Winston Tower 200: \$342/sq. ft.
 Sunny Isles: \$743/sq. ft.
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 Miami-Dade: \$698/sq. ft.

Inventory for Sale

Winston Tower 200: 3%
 Sunny Isles: 5%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Winston Tower 200
Sunny Isles
Miami-Dade

35 days
113 days
81 days