

# Unit 1007 - Marina Bay Club

1007 - 18100 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11553240
Status:	Active
Size:	1,255 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking
View:	
List Price:	\$799,999
List PPSF:	\$637
Valuated Price:	\$731,000
Valuated PPSF:	\$582

*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:	100
Number of active listings for rent:	5
Number of active listings for sale:	4
Building inventory for sale:	4%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

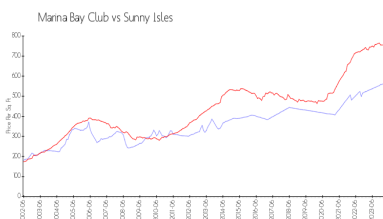
## Building Association Information

Marina Bay Club Condominium  
(305) 466-2773

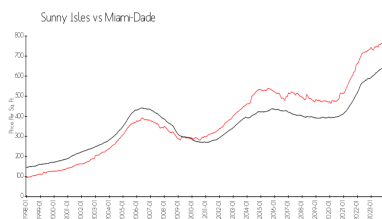
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
302	1,255 sq ft	Dec 2023	\$800,000	\$637
802	1,255 sq ft	Nov 2023	\$685,000	\$546
1106	1,150 sq ft	Nov 2023	\$720,000	\$626
1004	1,255 sq ft	Aug 2023	\$703,000	\$560

## Market Information



Marina Bay Club: \$569/sq. ft.  
Sunny Isles: \$746/sq. ft.



Sunny Isles: \$746/sq. ft.  
Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Marina Bay Club	4%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Marina Bay Club	27 days
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Sunny Isles  
Miami-Dade

113 days  
81 days