

Unit 612 - Coastal Towers

612 - 400 Kings Point Dr, Sunny Isles, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|------------|
| MLS Number: | A11580212 |
| Status: | Active |
| Size: | 705 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$280,000 |
| List PPSF: | \$397 |
| Valuated Price: | \$203,000 |
| Valuated PPSF: | \$288 |

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: | 424 |
| Number of active listings for rent: | 9 |
| Number of active listings for sale: | 35 |
| Building inventory for sale: | 8% |
| Number of sales over the last 12 months: | 24 |
| Number of sales over the last 6 months: | 9 |
| Number of sales over the last 3 months: | 6 |

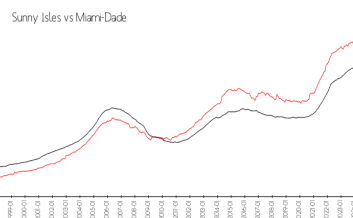
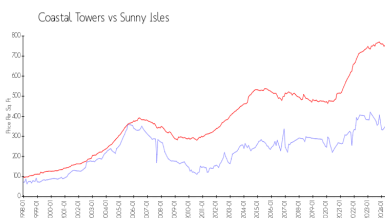
Building Association Information

Coastal Towers condominium
(305) 944-5778

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 1229 | 720 sq ft | Jun 2024 | \$247,500 | \$344 |
| 1027 | 695 sq ft | Jun 2024 | \$245,000 | \$353 |
| 1114 | 695 sq ft | May 2024 | \$210,000 | \$302 |
| 725 | 705 sq ft | May 2024 | \$245,000 | \$348 |
| 105 | 468 sq ft | Apr 2024 | \$195,000 | \$417 |
| 1221 | 697 sq ft | Apr 2024 | \$230,000 | \$330 |

Market Information

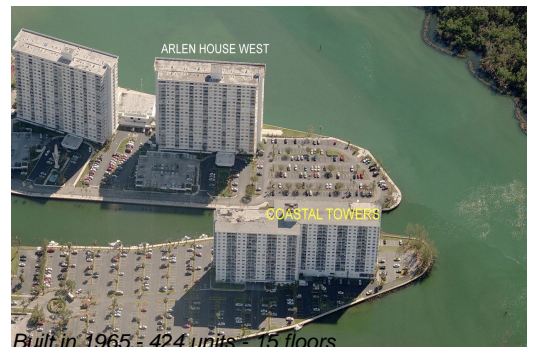


| | | | |
|-----------------|---------------|--------------|---------------|
| Coastal Towers: | \$338/sq. ft. | Sunny Isles: | \$748/sq. ft. |
| Sunny Isles: | \$748/sq. ft. | Miami-Dade: | \$705/sq. ft. |

Inventory for Sale

| | |
|----------------|----|
| Coastal Towers | 8% |
| Sunny Isles | 5% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months



Built in 1965 - 424 units - 15 floors

Coastal Towers
Sunny Isles
Miami-Dade

74 days
116 days
82 days