

# Unit 305 - Plaza of the Americas 1

305 - 16909 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

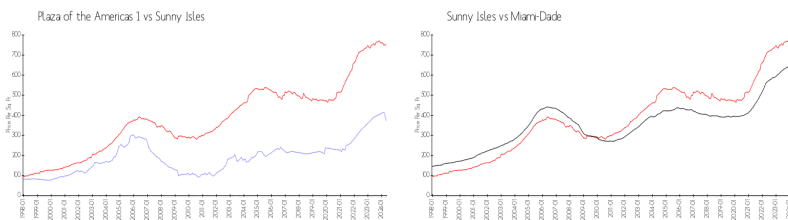
MLS Number:	A11583897
Status:	Active
Size:	640 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
Rental Price:	\$2,000
List PPSF:	\$3
Valuated Price:	\$224,000
Valuated PPSF:	\$350

*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:	190
Number of active listings for rent:	9
Number of active listings for sale:	7
Building inventory for sale:	3%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

## Market Information



Plaza of the Americas 1:	\$373/sq. ft.	Sunny Isles:	\$748/sq. ft.
Sunny Isles:	\$748/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Plaza of the Americas 1	4%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Plaza of the Americas 1	54 days
Sunny Isles	116 days
Miami-Dade	82 days

