

# Unit 1634 - Roney Palace

1634 - 2301 Collins Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11585658  
 Status: Active  
 Size: 1,640 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: Detached, Valet Parking  
 View: Ocean View, Direct Ocean, Water View  
 Rental Price: \$26,000  
 List PPSF: \$16  
 Valuated Price: \$1,111,000  
 Valuated PPSF: \$1,263

*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.*

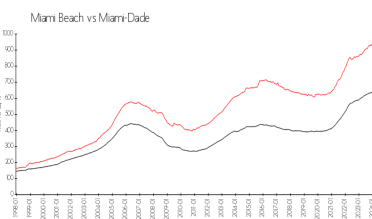
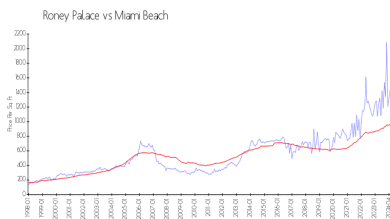
## Building Information

Number of units: 564  
 Number of active listings for rent: 54  
 Number of active listings for sale: 28  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

## Building Association Information

Roney Palace Condo Association  
 (305) 538-9395

## Market Information



Roney Palace: \$1368/sq. ft.      Miami Beach: \$954/sq. ft.  
 Miami Beach: \$954/sq. ft.      Miami-Dade: \$704/sq. ft.

## Inventory for Sale

Roney Palace: 5%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Roney Palace: 108 days  
 Miami Beach: 99 days  
 Miami-Dade: 83 days

