

# Unit 3207 - Trump Tower 1

3207 - 16001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11590093
Status:	Active
Size:	2,106 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Valet Parking
View:	
List Price:	\$2,190,000
List PPSF:	\$1,040
Valuated Price:	\$1,875,000
Valuated PPSF:	\$890

*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.*

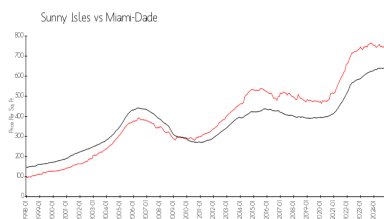
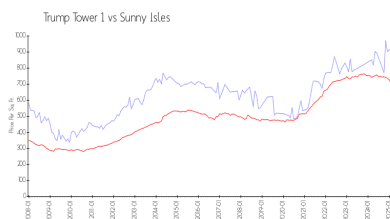
## Building Information

Number of units:	271
Number of active listings for rent:	20
Number of active listings for sale:	21
Building inventory for sale:	7%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	2

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2706	2,327 sq ft	Mar 2025	\$2,065,000	\$887
504	2,327 sq ft	Feb 2025	\$1,600,000	\$688
1903	1,962 sq ft	Dec 2024	\$1,500,000	\$765
404	2,354 sq ft	Dec 2024	\$1,680,000	\$714
1703	1,962 sq ft	Dec 2024	\$1,600,000	\$815
3507	2,106 sq ft	Dec 2024	\$1,710,000	\$812
1906	2,327 sq ft	Dec 2024	\$2,180,000	\$937

## Market Information



Trump Tower 1:	\$871/sq. ft.	Sunny Isles:	\$730/sq. ft.
Sunny Isles:	\$730/sq. ft.	Miami-Dade:	\$685/sq. ft.

## Inventory for Sale

Trump Tower 1	8%
Sunny Isles	7%
Miami-Dade	5%

## Avg. Time to Close Over Last 12 Months

Trump Tower 1	125 days
Sunny Isles	120 days
Miami-Dade	94 days

