

Unit 505 - Plaza of the Americas 3

505 - 17011 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11593060
Status:	Active
Size:	988 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Covered Parking,Guest Parking
View:	
List Price:	\$389,988
List PPSF:	\$395
Valuated Price:	\$314,000
Valuated PPSF:	\$318

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.

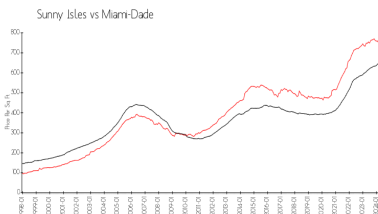
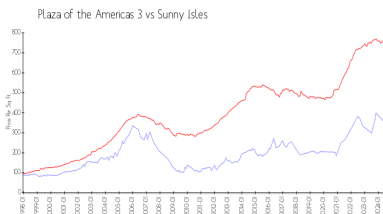
Building Information

Number of units:	171
Number of active listings for rent:	5
Number of active listings for sale:	8
Building inventory for sale:	4%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
419	894 sq ft	Jul 2024	\$275,000	\$308
109	894 sq ft	Nov 2023	\$351,000	\$393

Market Information



Plaza of the Americas 3:	\$343/sq. ft.	Sunny Isles:	\$749/sq. ft.
Sunny Isles:	\$749/sq. ft.	Miami-Dade:	\$696/sq. ft.

Inventory for Sale

Plaza of the Americas 3	5%
Sunny Isles	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Plaza of the Americas 3	76 days
Sunny Isles	116 days
Miami-Dade	85 days

