

Unit 612 - Plaza of the Americas 3

612 - 17011 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11597764
Status:	Active
Size:	767 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Covered Parking,Guest Parking
View:	
List Price:	\$320,000
List PPSF:	\$417
Valuated Price:	\$268,000
Valuated PPSF:	\$349

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.

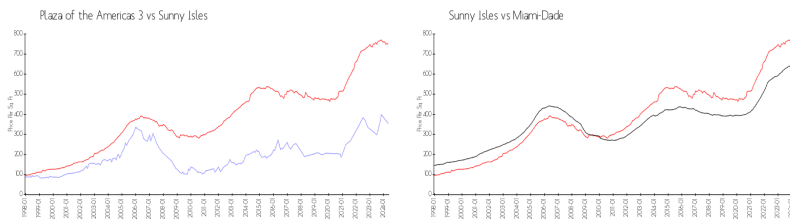
Building Information

Number of units:	171
Number of active listings for rent:	5
Number of active listings for sale:	7
Building inventory for sale:	4%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
109	894 sq ft	Nov 2023	\$351,000	\$393
107	1,230 sq ft	Jul 2023	\$361,000	\$293

Market Information



Plaza of the Americas 3:	\$354/sq. ft.	Sunny Isles:	\$748/sq. ft.
Sunny Isles:	\$748/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

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

Avg. Time to Close Over Last 12 Months

Plaza of the Americas 3	87 days
Sunny Isles	116 days
Miami-Dade	82 days

