

# Unit 4-2508 - Parque Towers (300&330)

4-2508 - 300 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11599415  
Status: Active  
Size: 1,892 Sq ft.  
Bedrooms: 3  
Full Bathrooms: 3  
Half Bathrooms: 1  
Parking Spaces: 2 Or More Spaces, Additional Spaces Available, Assigned Parking, Covered Parking

View:  
List Price: \$1,890,000  
List PPSF: \$999  
Valuated Price: \$1,461,000  
Valuated PPSF: \$772

*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: 320  
Number of active listings for rent: 0  
Number of active listings for sale: 27  
Building inventory for sale: 8%  
Number of sales over the last 12 months: 24  
Number of sales over the last 6 months: 12  
Number of sales over the last 3 months: 4

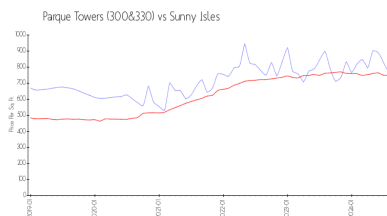
## Building Association Information

Parque Towers  
Address: 300-330 Sunny Isles Blvd,  
Sunny Isles Beach, FL 33160  
Phone: +1 305-692-8500

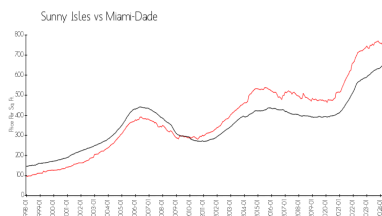
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
5-2304	3,084 sq ft	Sep 2024	\$3,200,000	\$1,038
5-1705	1,541 sq ft	Sep 2024	\$1,150,000	\$746
5-503	1,524 sq ft	Sep 2024	\$1,150,000	\$755
5-701	1,892 sq ft	Aug 2024	\$1,280,000	\$677
5-1202	1,892 sq ft	Jun 2024	\$1,710,000	\$904

## Market Information



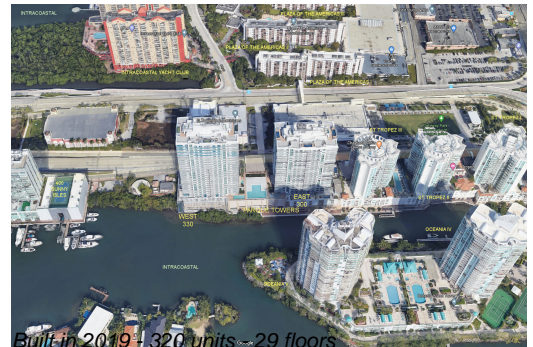
Parque Towers (300&330): \$762/sq. ft.  
Sunny Isles: \$749/sq. ft.



Sunny Isles: \$749/sq. ft.  
Miami-Dade: \$696/sq. ft.

## Inventory for Sale

Parque Towers (300&330) 8%  
Sunny Isles 6%  
Miami-Dade 4%



**Avg. Time to Close Over Last 12 Months**

Parque Towers (300&330)	177 days
Sunny Isles	116 days
Miami-Dade	85 days