

# Unit 1611 - OceanView A

1611 - 19390 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11600081
Status:	Pending
Size:	1,000 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$399,000
List PPSF:	\$399
Valuated Price:	\$354,000
Valuated PPSF:	\$354

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.

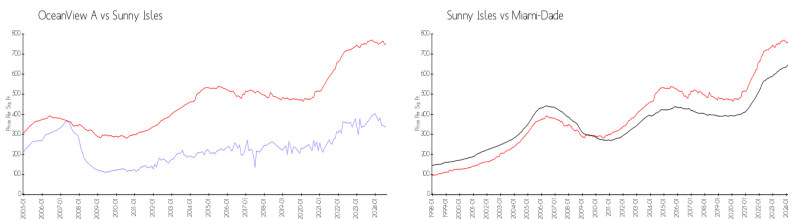
## Building Information

Number of units:	400
Number of active listings for rent:	25
Number of active listings for sale:	22
Building inventory for sale:	5%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	0

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
919		Jun 2024	\$419,000	
701	1,537 sq ft	May 2024	\$550,000	\$358
1602	1,537 sq ft	May 2024	\$485,000	\$316
311	1,000 sq ft	May 2024	\$360,000	\$360
1619	1,000 sq ft	May 2024	\$350,000	\$350

## Market Information



OceanView A:	\$336/sq. ft.	Sunny Isles:	\$749/sq. ft.
Sunny Isles:	\$749/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

OceanView A	6%
Sunny Isles	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

OceanView A	132 days
Sunny Isles	116 days
Miami-Dade	85 days

