

Unit 719 - Coastal Towers

719 - 400 Kings Point Dr, Sunny Isles, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11600345 |
| Status: | Active |
| Size: | 1,023 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$375,000 |
| List PPSF: | \$367 |
| Valuated Price: | \$323,000 |
| Valuated PPSF: | \$316 |

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

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|--|-----|
| Number of units: | 424 |
| Number of active listings for rent: | 9 |
| Number of active listings for sale: | 34 |
| Building inventory for sale: | 8% |
| Number of sales over the last 12 months: | 18 |
| Number of sales over the last 6 months: | 7 |
| Number of sales over the last 3 months: | 1 |

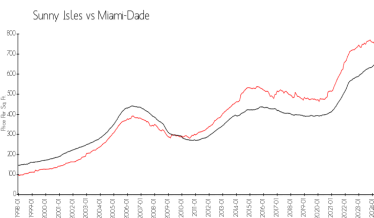
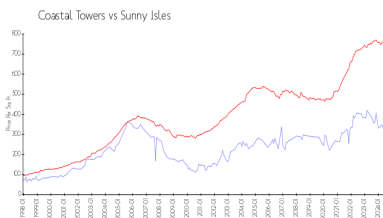
Building Association Information

Coastal Towers condominium
(305) 944-5778

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 724 | 1,094 sq ft | Jun 2024 | \$249,000 | \$228 |
| 1229 | 720 sq ft | Jun 2024 | \$247,500 | \$344 |
| 1027 | 695 sq ft | Jun 2024 | \$245,000 | \$353 |
| 1114 | 695 sq ft | May 2024 | \$210,000 | \$302 |
| 725 | 705 sq ft | May 2024 | \$245,000 | \$348 |

Market Information



| | | | |
|-----------------|---------------|--------------|---------------|
| Coastal Towers: | \$333/sq. ft. | Sunny Isles: | \$749/sq. ft. |
| Sunny Isles: | \$749/sq. ft. | Miami-Dade: | \$696/sq. ft. |

Inventory for Sale

| | |
|----------------|----|
| Coastal Towers | 8% |
| Sunny Isles | 6% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|----------------|----------|
| Coastal Towers | 84 days |
| Sunny Isles | 116 days |
| Miami-Dade | 85 days |

