

Unit 2405 - Trump International Sonesta

2405 - 18001 Collins Av, Sunny Isles, FL, Miami-Dade 33160



Unit Information

MLS Number:	A11602793
Status:	Active
Size:	1,021 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces, Valet Parking
View:	
List Price:	\$1,200,000
List PPSF:	\$1,175
Valuated Price:	\$622,000
Valuated PPSF:	\$609

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

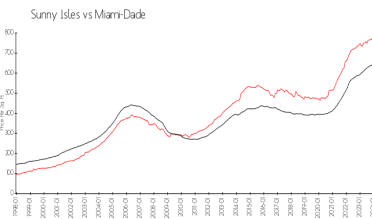
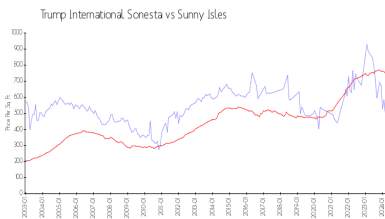
Number of units:	372
Number of active listings for rent:	8
Number of active listings for sale:	51
Building inventory for sale:	13%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	7



Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1106	551 sq ft	Jun 2024	\$275,000	\$499
2006	551 sq ft	Jun 2024	\$335,000	\$608
1517	664 sq ft	May 2024	\$290,000	\$437
508	551 sq ft	May 2024	\$260,000	\$472
2018	551 sq ft	Apr 2024	\$212,500	\$386
917	664 sq ft	Apr 2024	\$270,000	\$407
1817	664 sq ft	Apr 2024	\$270,000	\$407

Market Information



Trump International Sonesta:	\$561/sq. ft.	Sunny Isles:	\$748/sq. ft.
Sunny Isles:	\$748/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Trump International Sonesta	14%
Sunny Isles	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Trump International Sonesta	154 days
Sunny Isles	116 days
Miami-Dade	82 days