

# Unit 101 - Plaza of the Americas 4

101 - 17021 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

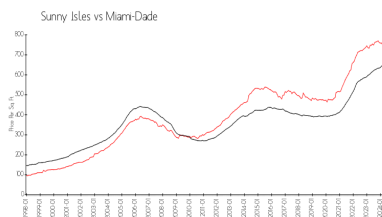
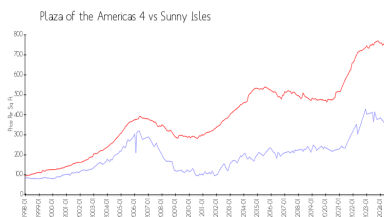
MLS Number: A11604829  
 Status: Pending  
 Size: 894 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$2,450  
 List PPSF: \$3  
 Valuated Price: \$286,000  
 Valuated PPSF: \$320

*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: 280  
 Number of active listings for rent: 22  
 Number of active listings for sale: 19  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

## Market Information



Plaza of the Americas 4:	\$336/sq. ft.	Sunny Isles:	\$749/sq. ft.
Sunny Isles:	\$749/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Plaza of the Americas 4	7%
Sunny Isles	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Plaza of the Americas 4	66 days
Sunny Isles	116 days
Miami-Dade	85 days

