

# Unit 2610 - Trump International Sonesta

2610 - 18001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11608844  
 Status: Active  
 Size: 551 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: Valet Parking  
 View:  
 List Price: \$499,000  
 List PPSF: \$906  
 Valuated Price: \$336,000  
 Valuated PPSF: \$610

*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.*

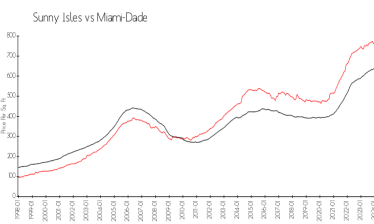
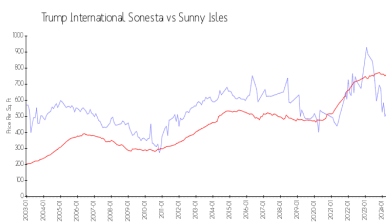
## Building Information

Number of units: 372  
 Number of active listings for rent: 8  
 Number of active listings for sale: 53  
 Building inventory for sale: 14%  
 Number of sales over the last 12 months: 20  
 Number of sales over the last 6 months: 11  
 Number of sales over the last 3 months: 6

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2001	551 sq ft	Jun 2024	\$218,495	\$397
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

## Market Information



Trump International Sonesta:	\$551/sq. ft.	Sunny Isles:	\$769/sq. ft.
Sunny Isles:	\$769/sq. ft.	Miami-Dade:	\$704/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: 153 days  
 Sunny Isles: 117 days  
 Miami-Dade: 83 days

