

Unit 1808 - Jade Beach

1808 - 17001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11610291
Status:	Active
Size:	1,863 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Covered Parking,Valet Parking
View:	
List Price:	\$2,850,000
List PPSF:	\$1,530
Valuated Price:	\$2,288,000
Valuated PPSF:	\$1,228

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:	248
Number of active listings for rent:	15
Number of active listings for sale:	16
Building inventory for sale:	6%
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:	3

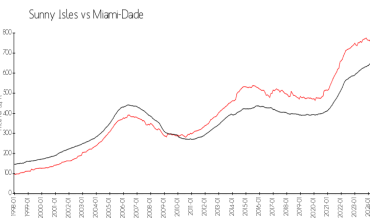
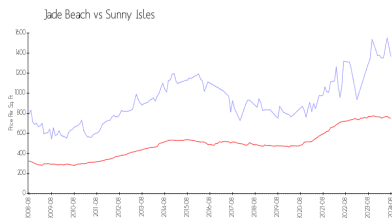
Building Association Information

Jade Beach Condominium Association Inc
(305) 354-0660

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1103	862 sq ft	Jun 2024	\$1,225,000	\$1,421
2504	2,436 sq ft	Jun 2024	\$2,700,000	\$1,108
902	1,110 sq ft	Jun 2024	\$1,500,000	\$1,351
PH-4904	8,210 sq ft	Apr 2024	\$8,525,000	\$1,038
2007	1,110 sq ft	Mar 2024	\$1,375,000	\$1,239
2805	1,927 sq ft	Mar 2024	\$2,500,000	\$1,297

Market Information



Jade Beach: \$1366/sq. ft.
Sunny Isles: \$753/sq. ft.

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Miami-Dade: \$697/sq. ft.

Inventory for Sale

Jade Beach	6%
Sunny Isles	6%
Miami-Dade	4%



Avg. Time to Close Over Last 12 Months

Jade Beach	149 days
Sunny Isles	114 days
Miami-Dade	84 days