

Unit 903 - Aventura Beach Club (Ramada Marco Polo)

903 - 19201 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11612263
 Status: Active
 Size: 420 Sq ft.
 Bedrooms:
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Valet Parking
 View:
 List Price: \$168,000
 List PPSF: \$400
 Valuated Price: \$167,000
 Valuated PPSF: \$398

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: 508
 Number of active listings for rent: 13
 Number of active listings for sale: 100
 Building inventory for sale: 19%
 Number of sales over the last 12 months: 28
 Number of sales over the last 6 months: 18
 Number of sales over the last 3 months: 12

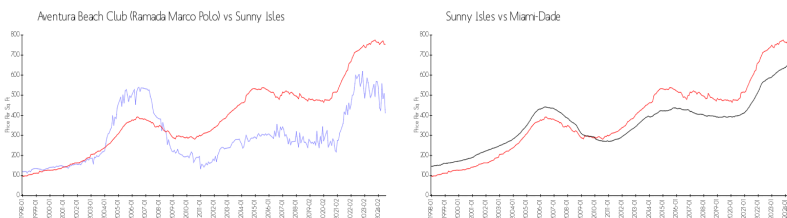
Building Association Information

Ramada Plaza - Aventura Beach Club Condominium Association, Inc
 305-932-2233

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
646	360 sq ft	Aug 2024	\$178,500	\$496
642	360 sq ft	Aug 2024	\$125,000	\$347
1039	360 sq ft	Jul 2024	\$140,000	\$389
847	360 sq ft	Jul 2024	\$240,000	\$667
1120	360 sq ft	Jul 2024	\$200,000	\$556
431	360 sq ft	Jul 2024	\$162,000	\$450
842	360 sq ft	Jul 2024	\$165,000	\$458

Market Information



Aventura Beach Club (Ramada Marco Polo): \$412/sq. ft.
 Sunny Isles: \$753/sq. ft.
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 Miami-Dade: \$697/sq. ft.

Inventory for Sale

Aventura Beach Club (Ramada Marco Polo): 20%



Polo)	
Sunny Isles	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Aventura Beach Club (Ramada Marco Polo)	128 days
Sunny Isles	114 days
Miami-Dade	84 days