

Unit 504 - Plaza of the Americas 1

504 - 16909 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11614073
 Status: Active
 Size: 767 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$299,000
 List PPSF: \$390
 Valuated Price: \$299,000
 Valuated PPSF: \$390

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.

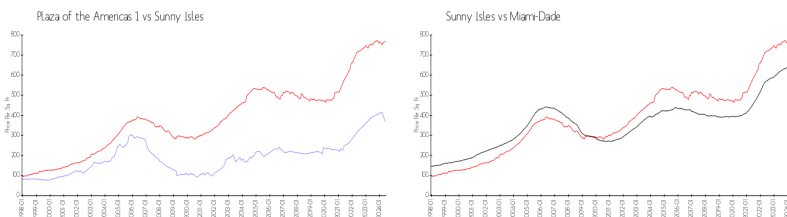
Building Information

Number of units: 190
 Number of active listings for rent: 9
 Number of active listings for sale: 9
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 2
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 1

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
608	767 sq ft	Jun 2024	\$250,000	\$326
305	640 sq ft	Mar 2024	\$250,000	\$391

Market Information



Plaza of the Americas 1:	\$368/sq. ft.	Sunny Isles:	\$769/sq. ft.
Sunny Isles:	\$769/sq. ft.	Miami-Dade:	\$704/sq. ft.

Inventory for Sale

Plaza of the Americas 1: 5%
 Sunny Isles: 5%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Plaza of the Americas 1: 54 days
 Sunny Isles: 117 days
 Miami-Dade: 83 days

