

# Unit 2106 - Jade Ocean

2106 - 17121 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11622792
Status:	Pending
Size:	858 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	Direct Ocean
Rental Price:	\$7,200
List PPSF:	\$8
Valuated Price:	\$1,114,000
Valuated PPSF:	\$1,298

*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.*

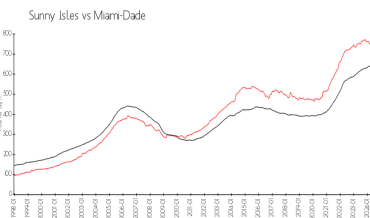
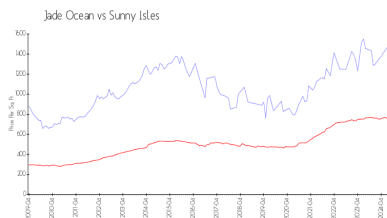
## Building Information

Number of units:	256
Number of active listings for rent:	15
Number of active listings for sale:	18
Building inventory for sale:	7%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

## Building Association Information

Jade Ocean Condo Association  
(305) 956-7000

## Market Information



Jade Ocean:	\$1394/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Jade Ocean	7%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Jade Ocean	122 days
Sunny Isles	113 days
Miami-Dade	85 days

