

Unit 2119 - Arlen House East

2119 - 100 Bayview Dr, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11627382
 Status: Active Under Contract
 Size: 1,357 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$630,000
 List PPSF: \$464
 Valuated Price: \$475,000
 Valuated PPSF: \$350

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: 599
 Number of active listings for rent: 25
 Number of active listings for sale: 33
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 16
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 6

Building Association Information

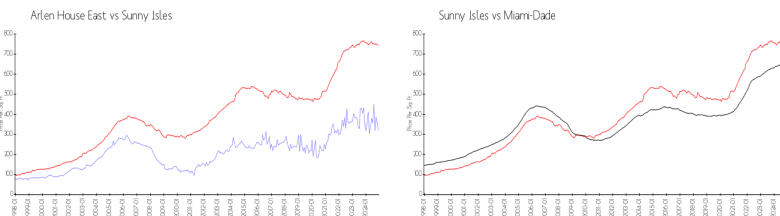
Arlen House Condominium Association
 Office 305 944 2348
 Front Desk 305 949 8541

<http://www.arlenhouse.info>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 1615 | 1,521 sq ft | Jan 2025 | \$735,000 | \$483 |
| 519 | 1,357 sq ft | Dec 2024 | \$425,000 | \$313 |
| 1820 | 991 sq ft | Dec 2024 | \$299,000 | \$302 |
| 2020 | 991 sq ft | Dec 2024 | \$375,000 | \$378 |
| 924 | 1,357 sq ft | Nov 2024 | \$392,000 | \$289 |
| 1529 | 1,331 sq ft | Nov 2024 | \$490,000 | \$368 |

Market Information

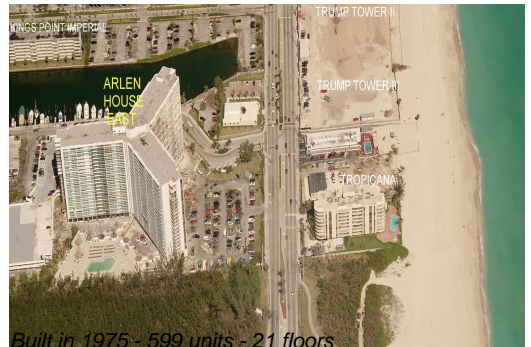


Arlen House East: \$318/sq. ft.
 Sunny Isles: \$742/sq. ft.

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 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Arlen House East: 6%
 Sunny Isles: 7%
 Miami-Dade: 5%



Avg. Time to Close Over Last 12 Months

| | |
|------------------|----------|
| Arlen House East | 71 days |
| Sunny Isles | 116 days |
| Miami-Dade | 91 days |