

# Unit 2102 - Trump Tower 1

2102 - 16001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11641708  
 Status: Active  
 Size: 1,811 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: Other Parking  
 View:  
 List Price: \$1,650,000  
 List PPSF: \$911  
 Valuated Price: \$1,706,000  
 Valuated PPSF: \$942

*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.*

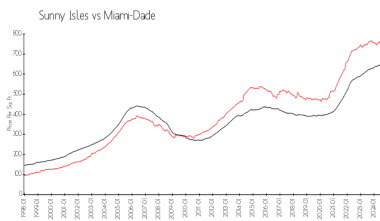
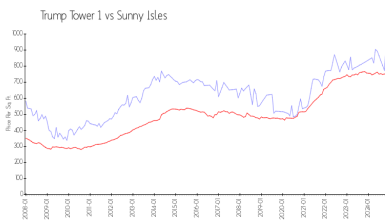
## Building Information

Number of units: 271  
 Number of active listings for rent: 20  
 Number of active listings for sale: 22  
 Building inventory for sale: 8%  
 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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1903	1,962 sq ft	Dec 2024	\$1,500,000	\$765
404	2,354 sq ft	Dec 2024	\$1,680,000	\$714
1703	1,962 sq ft	Dec 2024	\$1,600,000	\$815
3507	2,106 sq ft	Dec 2024	\$1,710,000	\$812
1906	2,327 sq ft	Dec 2024	\$2,180,000	\$937

## Market Information



Trump Tower 1:	\$900/sq. ft.	Sunny Isles:	\$742/sq. ft.
Sunny Isles:	\$742/sq. ft.	Miami-Dade:	\$688/sq. ft.

## Inventory for Sale

Trump Tower 1: 8%  
 Sunny Isles: 7%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

Trump Tower 1: 129 days  
 Sunny Isles: 116 days  
 Miami-Dade: 90 days

