

Unit 1605 - St Tropez on the Bay 3

1605 - 250 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11643386
 Status: Active
 Size: 1,489 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking, Valet Parking
 View:
 List Price: \$915,000
 List PPSF: \$615
 Valuated Price: \$902,000
 Valuated PPSF: \$606

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: 98
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

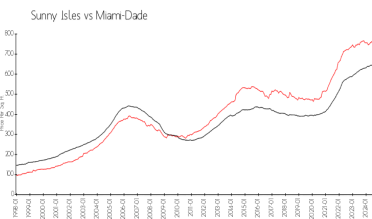
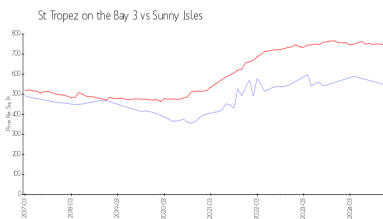
Building Association Information

St Tropez on the Bay
 Address: 250 Sunny Isles Blvd,
 Sunny Isles Beach, FL 33160
 Phone: +1 305-692-8500

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3-504	1,746 sq ft	Nov 2024	\$880,000	\$504
3-PH2	1,461 sq ft	Apr 2024	\$860,000	\$589
3-901	1,458 sq ft	Apr 2024	\$770,000	\$528
3-804	1,458 sq ft	Apr 2024	\$850,000	\$583
3-1603	1,447 sq ft	Mar 2024	\$810,000	\$560

Market Information



St Tropez on the Bay \$544/sq. ft. Sunny Isles: \$742/sq. ft.
 3: Sunny Isles: \$742/sq. ft. Miami-Dade: \$688/sq. ft.

Inventory for Sale

St Tropez on the Bay 3: 6%
 Sunny Isles: 7%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

St Tropez on the Bay 3: 125 days



Sunny Isles
Miami-Dade

116 days
91 days