

Unit 1409 - Trump International Sonesta

1409 - 18001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11645303
 Status: Active
 Size: 1,477 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking, Valet Parking
 View:
 List Price: \$1,890,000
 List PPSF: \$1,280
 Valuated Price: \$1,041,000
 Valuated PPSF: \$705

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

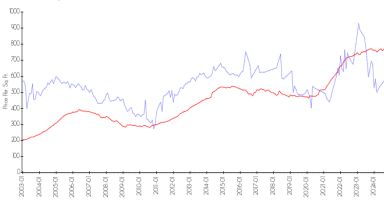
Number of units: 372
 Number of active listings for rent: 8
 Number of active listings for sale: 63
 Building inventory for sale: 16%
 Number of sales over the last 12 months: 14
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 1

Recent Sales

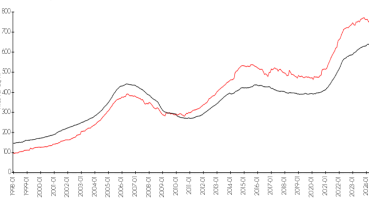
Unit #	Size	Closing Date	Sale Price	PPSF
804	457 sq ft	Nov 2024	\$229,000	\$501
2001	551 sq ft	Jun 2024	\$218,495	\$397
1106	551 sq ft	Jun 2024	\$275,000	\$499
2006	551 sq ft	Jun 2024	\$335,000	\$608
1517	664 sq ft	May 2024	\$290,000	\$437
508	551 sq ft	May 2024	\$260,000	\$472

Market Information

Trump International Sonesta vs Sunny Isles



Sunny Isles vs Miami-Dade



Trump International Sonesta:	\$579/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Trump International Sonesta: 17%
 Sunny Isles: 7%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Trump International Sonesta: 168 days
 Sunny Isles: 111 days
 Miami-Dade: 86 days

