

Unit 1204 - Trump Royale

1204 - 18201 Collins Av, Sunny Isles, FL, Miami-Dade 33160



Unit Information

MLS Number:	A11651832
Status:	Active
Size:	1,643 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces, Valet Parking
View:	
List Price:	\$1,579,000
List PPSF:	\$961
Valuated Price:	\$1,141,000
Valuated PPSF:	\$694

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

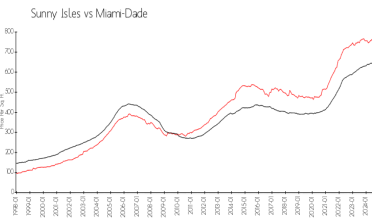
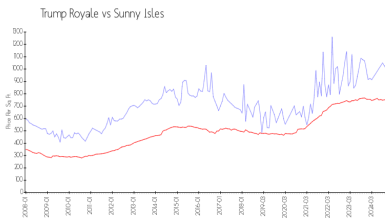
Number of units:	384
Number of active listings for rent:	41
Number of active listings for sale:	31
Building inventory for sale:	8%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3



Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1108	881 sq ft	Jan 2025	\$790,000	\$897
4806	1,614 sq ft	Nov 2024	\$1,540,000	\$954
4004	2,174 sq ft	Nov 2024	\$2,300,000	\$1,058
1101A	1,289 sq ft	Sep 2024	\$1,080,000	\$838
4308	1,570 sq ft	Sep 2024	\$1,550,000	\$987

Market Information



Trump Royale:	\$881/sq. ft.	Sunny Isles:	\$742/sq. ft.
Sunny Isles:	\$742/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Trump Royale	8%
Sunny Isles	7%
Miami-Dade	5%

Avg. Time to Close Over Last 12 Months

Trump Royale	144 days
Sunny Isles	116 days
Miami-Dade	90 days