

Unit 922 - Oceania II

922 - 16445 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11667660
 Status: Active
 Size: 1,260 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$728,000
 List PPSF: \$578
 Valuated Price: \$483,000
 Valuated PPSF: \$383

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: 165
 Number of active listings for rent: 4
 Number of active listings for sale: 6
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

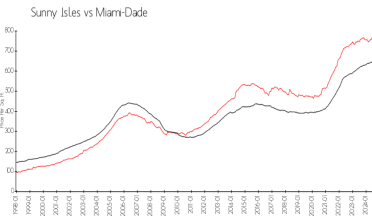
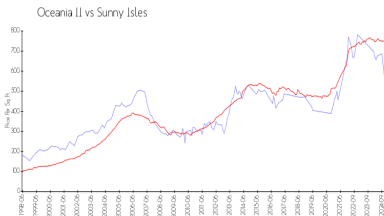
Building Association Information

Oceania Two Condo Assn Inc
 (305) 354-8326

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
221	2,970 sq ft	Dec 2024	\$1,535,000	\$517
925	1,460 sq ft	Nov 2024	\$1,135,000	\$777
1625	1,460 sq ft	Sep 2024	\$950,000	\$651
1225	1,460 sq ft	May 2024	\$900,000	\$616
1528	1,760 sq ft	Apr 2024	\$1,035,000	\$588

Market Information



Oceania II: \$529/sq. ft.
 Sunny Isles: \$742/sq. ft.
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 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Oceania II: 4%
 Sunny Isles: 7%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Oceania II: 94 days
 Sunny Isles: 116 days
 Miami-Dade: 90 days

