

Unit 3208 - Jade Beach

3208 - 17001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11668132
Status:	Active
Size:	2,394 Sq ft.
Bedrooms:	4
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	
List Price:	\$3,249,000
List PPSF:	\$1,357
Valuated Price:	\$3,362,000
Valuated PPSF:	\$1,404

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.



Built in 2008 - 248 units - 50 floors

Building Information

Number of units:	248
Number of active listings for rent:	15
Number of active listings for sale:	20
Building inventory for sale:	8%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

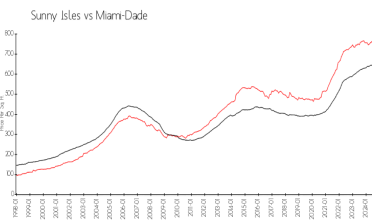
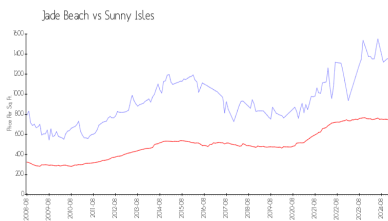
Building Association Information

Jade Beach Condominium Association Inc
(305) 354-0660

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1105	1,927 sq ft	Dec 2024	\$2,200,000	\$1,142
4705	4,141 sq ft	Oct 2024	\$4,225,000	\$1,020
3607	1,479 sq ft	Sep 2024	\$2,100,000	\$1,420
1103	862 sq ft	Jun 2024	\$1,225,000	\$1,421
2504	2,436 sq ft	Jun 2024	\$2,700,000	\$1,108
902	1,110 sq ft	Jun 2024	\$1,500,000	\$1,351

Market Information



Jade Beach:	\$1359/sq. ft.	Sunny Isles:	\$742/sq. ft.
Sunny Isles:	\$742/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Jade Beach	8%
Sunny Isles	7%
Miami-Dade	5%

Avg. Time to Close Over Last 12 Months

Jade Beach	75 days
Sunny Isles	117 days
Miami-Dade	90 days