

# Unit 2403 - Porsche Design Tower

2403 - 18555 Collins Ave, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11673113
Status:	Active
Size:	3,171 Sq ft.
Bedrooms:	3
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Covered Parking,Valet Parking
View:	
List Price:	\$4,999,000
List PPSF:	\$1,576
Valuated Price:	\$3,574,000
Valuated PPSF:	\$1,127

*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:	132
Number of active listings for rent:	0
Number of active listings for sale:	29
Building inventory for sale:	21%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

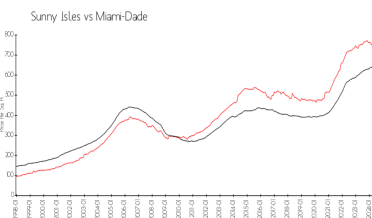
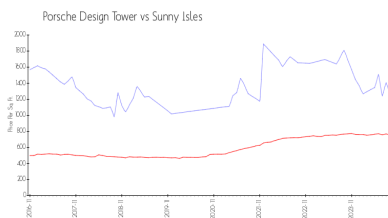
## Building Association Information

Porsche Design Tower Miami  
 18555 Collins Avenue  
 Sunny Isles Beach, FL 33160  
 Main number (305) 800-9111

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4803	3,130 sq ft	Sep 2024	\$4,200,000	\$1,342
3503	3,785 sq ft	Sep 2024	\$4,750,000	\$1,255
2405	3,171 sq ft	Aug 2024	\$4,000,000	\$1,261
3403	3,171 sq ft	Jul 2024	\$3,900,000	\$1,230
3003	3,171 sq ft	Jun 2024	\$3,650,000	\$1,151
2005	3,415 sq ft	Jun 2024	\$4,950,000	\$1,449

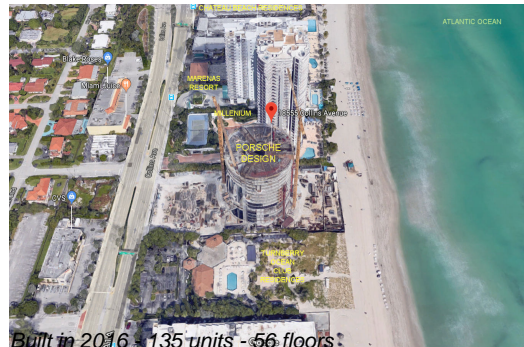
## Market Information



Porsche Design Tower:	\$1256/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Porsche Design Tower	22%
Sunny Isles	7%
Miami-Dade	4%



## **Avg. Time to Close Over Last 12 Months**

Porsche Design Tower	322 days
Sunny Isles	111 days
Miami-Dade	86 days