

Unit 4-2301 - Parque Towers (300&330)

4-2301 - 300 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11674751
 Status: Active
 Size: 1,892 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces, Guest Parking, Valet Parking

View:
 List Price: \$1,499,000
 List PPSF: \$792
 Valuated Price: \$1,517,000
 Valuated PPSF: \$802

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: 320
 Number of active listings for rent: 0
 Number of active listings for sale: 31
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 22
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 5

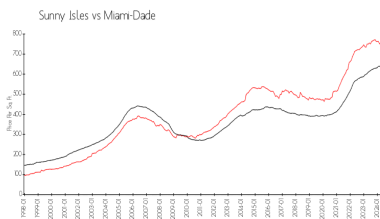
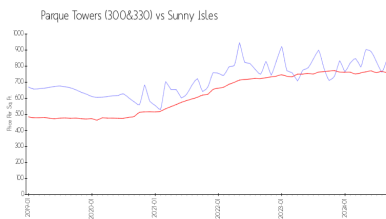
Building Association Information

Parque Towers
 Address: 300-330 Sunny Isles Blvd,
 Sunny Isles Beach, FL 33160
 Phone: +1 305-692-8500

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4-1908	1,892 sq ft	Oct 2024	\$1,640,000	\$867
5-1107	1,892 sq ft	Oct 2024	\$1,509,000	\$798
5-2304	3,084 sq ft	Sep 2024	\$3,200,000	\$1,038
5-1705	1,541 sq ft	Sep 2024	\$1,150,000	\$746
5-503	1,524 sq ft	Sep 2024	\$1,150,000	\$755

Market Information

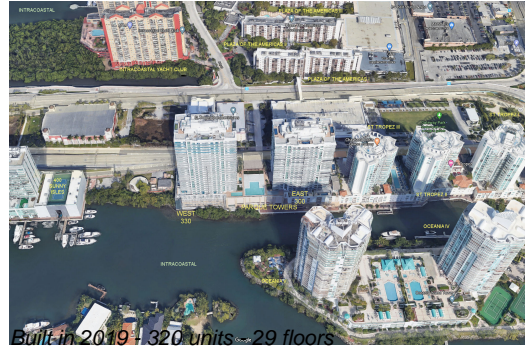
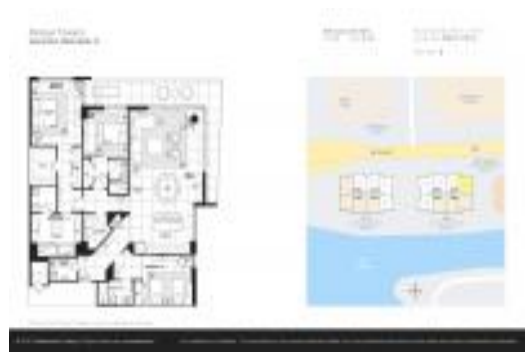


Parque Towers (300&330):	\$847/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Parque Towers (300&330) 10%
 Sunny Isles 7%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months



Parque Towers (300&330)

174 days

Sunny Isles

113 days

Miami-Dade

87 days