

Unit 603 - Trump Tower 3

603 - 15811 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11677352
Status:	Active
Size:	1,935 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Valet Parking
View:	
List Price:	\$1,529,000
List PPSF:	\$790
Valuated Price:	\$1,423,000
Valuated PPSF:	\$725

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:	271
Number of active listings for rent:	21
Number of active listings for sale:	17
Building inventory for sale:	6%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	0

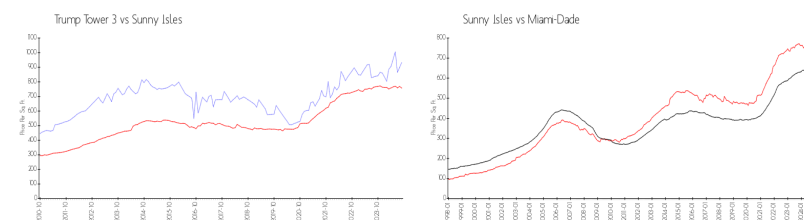
Building Association Information

Trump Tower 3 Condo Association
(305) 945-5881

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2402	1,974 sq ft	Jul 2024	\$1,660,000	\$841
2005	1,463 sq ft	Jun 2024	\$1,140,000	\$779
1103	1,935 sq ft	Jun 2024	\$1,595,000	\$824
3403		Apr 2024	\$1,550,000	
801	2,928 sq ft	Apr 2024	\$2,700,000	\$922
1505	1,463 sq ft	Apr 2024	\$980,000	\$670
2502	1,974 sq ft	Apr 2024	\$1,650,000	\$836

Market Information



Trump Tower 3:	\$934/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Trump Tower 3	6%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Trump Tower 3	86 days
Sunny Isles	113 days

