

Unit 1005 - Ocean Point Beach Club

1005 - 17375 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11677731
 Status: Active
 Size: 990 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Additional Spaces Available, Valet Parking
 View:
 List Price: \$510,000
 List PPSF: \$515
 Valuated Price: \$412,000
 Valuated PPSF: \$416

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: 166
 Number of active listings for rent: 4
 Number of active listings for sale: 14
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

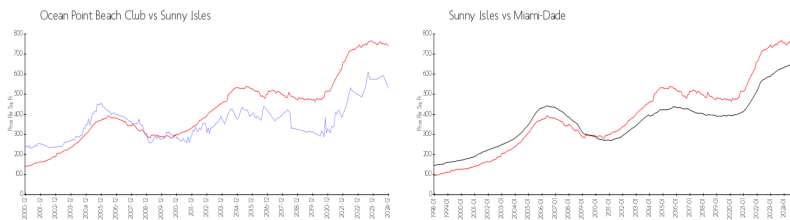
Building Association Information

Ocean Point Beach Club Mntnc
 17375 Collins Ave, Sunny Isles Beach, FL 33160
 (786) 528-2521

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 904 | 930 sq ft | Aug 2024 | \$500,000 | \$538 |
| 1902 | 1,430 sq ft | Mar 2024 | \$900,000 | \$629 |
| 2105 | 990 sq ft | Mar 2024 | \$459,000 | \$464 |

Market Information



| | | | |
|-------------------------|---------------|--------------|---------------|
| Ocean Point Beach Club: | \$532/sq. ft. | Sunny Isles: | \$742/sq. ft. |
| Sunny Isles: | \$742/sq. ft. | Miami-Dade: | \$688/sq. ft. |

Inventory for Sale

Ocean Point Beach Club: 8%
 Sunny Isles: 7%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Ocean Point Beach Club: 20 days
 Sunny Isles: 116 days
 Miami-Dade: 90 days

