

Unit 1204 - Jade Beach

1204 - 17001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11677826
 Status: Active
 Size: 1,927 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: Assigned Parking
 View:
 List Price: \$2,749,000
 List PPSF: \$1,427
 Valuated Price: \$2,218,000
 Valuated PPSF: \$1,151

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: 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

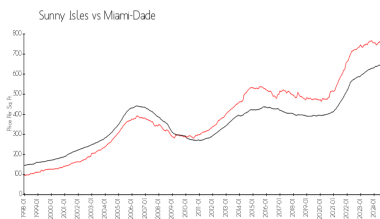
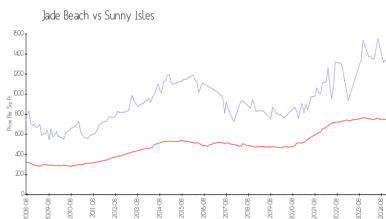
Building Association Information

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.
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 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: 116 days
 Miami-Dade: 90 days