

Unit PH-09 - OceanView A

PH-09 - 19390 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11678492
 Status: Active
 Size: 1,000 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Valet Parking
 View:
 List Price: \$410,000
 List PPSF: \$410
 Valuated Price: \$346,000
 Valuated PPSF: \$346

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.

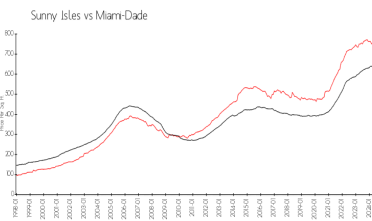
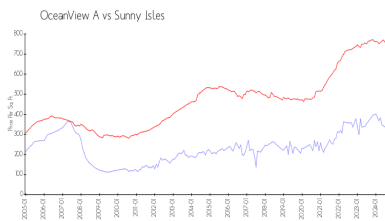
Building Information

Number of units: 400
 Number of active listings for rent: 25
 Number of active listings for sale: 21
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
919		Jun 2024	\$419,000	
701	1,537 sq ft	May 2024	\$550,000	\$358
1602	1,537 sq ft	May 2024	\$485,000	\$316
311	1,000 sq ft	May 2024	\$360,000	\$360
1619	1,000 sq ft	May 2024	\$350,000	\$350

Market Information



OceanView A:	\$325/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

OceanView A: 5%
 Sunny Isles: 7%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

OceanView A: 149 days
 Sunny Isles: 111 days
 Miami-Dade: 86 days

