

# Unit 1704 - St Tropez 1

1704 - 150 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11681040  
 Status: Active  
 Size: 1,492 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 2  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Valet Parking  
 View:  
 List Price: \$960,000  
 List PPSF: \$643  
 Valuated Price: \$869,000  
 Valuated PPSF: \$582

*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: 93  
 Number of active listings for rent: 8  
 Number of active listings for sale: 17  
 Building inventory for sale: 18%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

## Building Association Information

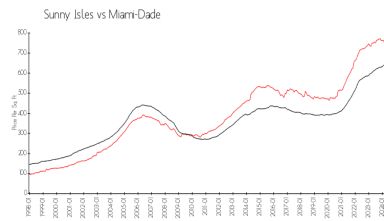
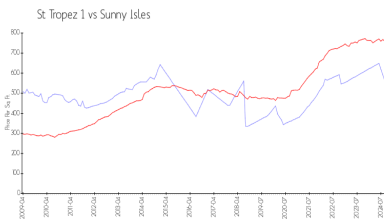
St. Tropez Condominiums  
 330 Sunny Isles Blvd  
 Sunny Isles Beach, FL 33160  
 Tel: 305-692-8500  
 fax: 305-692-8501

[http://csisttropez.com/sttropezmaster/outside\\_home.asp](http://csisttropez.com/sttropezmaster/outside_home.asp)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1-904	1,492 sq ft	Jun 2024	\$930,000	\$623

## Market Information



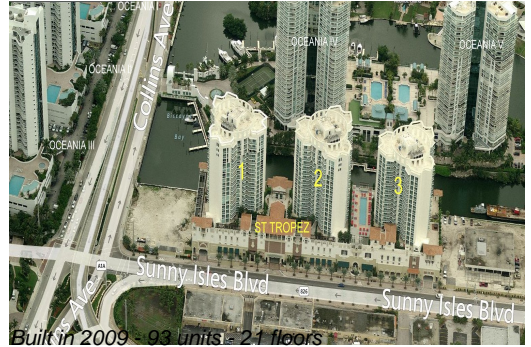
St Tropez 1:	\$560/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

St Tropez 1	18%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

St Tropez 1	109 days
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Sunny Isles  
Miami-Dade

111 days  
86 days