

Unit 2317 - Winston Tower 500

2317 - 301 174 St, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11688075
 Status: Active
 Size: 1,488 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$469,999
 List PPSF: \$316
 Valuated Price: \$445,000
 Valuated PPSF: \$299

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: 420
 Number of active listings for rent: 1
 Number of active listings for sale: 13
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 3

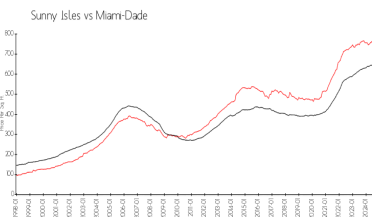
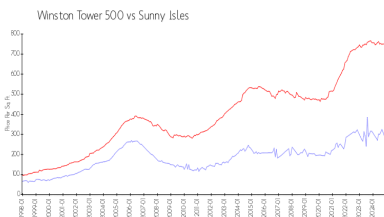
Building Association Information

Winston Tower 500 Condominium Association
 (305) 931-2628

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
610	1,233 sq ft	Jan 2025	\$325,000	\$264
2016	1,488 sq ft	Dec 2024	\$420,000	\$282
2412	1,856 sq ft	Dec 2024	\$580,000	\$313
1506	1,104 sq ft	Sep 2024	\$320,000	\$290
PH 2414	1,856 sq ft	Aug 2024	\$530,000	\$286
1502	1,488 sq ft	Aug 2024	\$425,000	\$286

Market Information



Winston Tower 500: \$277/sq. ft.
 Sunny Isles: \$742/sq. ft.

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 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Winston Tower 500: 3%
 Sunny Isles: 7%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Winston Tower 500: 90 days
 Sunny Isles: 116 days
 Miami-Dade: 90 days

