

Unit 302 - Poinciana Island

302 - 201-467 Poinciana Dr, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11691023
Status:	Active
Size:	2,650 Sq ft.
Bedrooms:	4
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space,Guest Parking
View:	Intracoastal View
Rental Price:	\$14,000
List PPSF:	\$5
Valuated Price:	\$1,288,000
Valuated PPSF:	\$486

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.

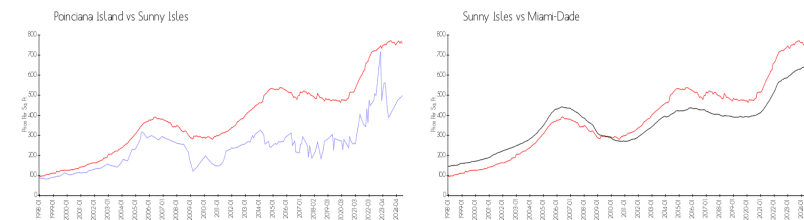
Building Information

Number of units:	190
Number of active listings for rent:	3
Number of active listings for sale:	19
Building inventory for sale:	10%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

Building Association Information

Poinciana Island Yacht & Racquet Club Condo Association
350 Poinciana Dr, Sunny Isles Beach,
FL 33160
(305) 947-2111

Market Information



Poinciana Island:	\$498/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Poinciana Island	10%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Poinciana Island	119 days
Sunny Isles	113 days
Miami-Dade	87 days

