

Unit 803 - Aurora

803 - 17550 Collins Ave, Sunny Isles Beach, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11724941
Status:	Active
Size:	1,361 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space,Valet Parking
View:	
List Price:	\$1,450,000
List PPSF:	\$1,065
Valuated Price:	\$1,188,000
Valuated PPSF:	\$873

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:	61
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	16%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Building Association Information

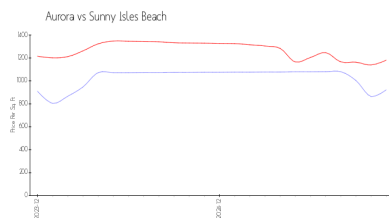
Aurora Sunny Isles
Address: 17550 Collins Ave,
Sunny Isles Beach, FL 33160,
Phone: +1 305-974-0102

<https://>

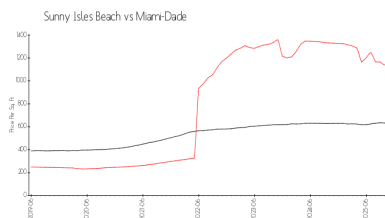
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
703	1,361 sq ft	Oct 2025	\$1,100,000	\$808
1403		Aug 2025	\$1,475,000	

Market Information



Aurora: \$923/sq. ft.
Sunny Isles Beach: \$1181/sq. ft.



Sunny Isles Beach: \$1181/sq. ft.
Miami-Dade: \$668/sq. ft.

Inventory for Sale

Aurora	16%
Sunny Isles Beach	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Aurora	116 days
Sunny Isles Beach	94 days

