

# Unit 2705 - Trump Tower 2

2705 - 15901 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11733603
Status:	Active Under Contract
Size:	1,435 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Electric Vehicle Charging Station, Guest Parking, Valet Parking
View:	
List Price:	\$1,169,000
List PPSF:	\$815
Valuated Price:	\$1,239,000
Valuated PPSF:	\$863

*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.*

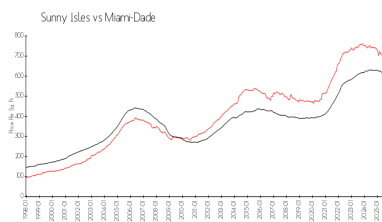
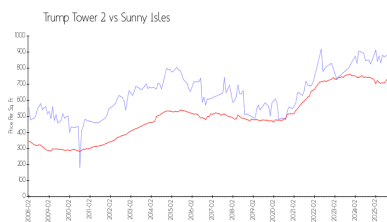
## Building Information

Number of units:	271
Number of active listings for rent:	28
Number of active listings for sale:	14
Building inventory for sale:	5%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
606	2,327 sq ft	Nov 2025	\$1,750,000	\$752
1104	2,327 sq ft	Nov 2025	\$1,750,000	\$752
2907	2,106 sq ft	Jul 2025	\$1,650,000	\$783
803	1,962 sq ft	Jun 2025	\$1,450,000	\$739
2106	2,327 sq ft	Jun 2025	\$2,100,000	\$902
3307	2,106 sq ft	Jun 2025	\$1,700,000	\$807

## Market Information



Trump Tower 2:	\$899/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Trump Tower 2	5%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Trump Tower 2	118 days
Sunny Isles	113 days
Miami-Dade	77 days

