

Unit 312 - Oceania I

312 - 16425 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11798524
 Status: Active
 Size: 1,520 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking, Covered Parking

View:
 List Price: \$1,080,000
 List PPSF: \$711
 Valuated Price: \$1,010,000
 Valuated PPSF: \$664

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: 164
 Number of active listings for rent: 4
 Number of active listings for sale: 5
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 0
 Number of sales over the last 3 months: 0

Building Association Information

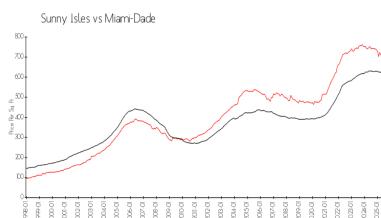
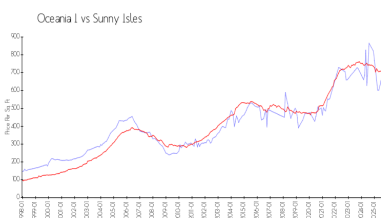
Oceania I Condo Association
 (305) 354-2170

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	1,520 sq ft	May 2025	\$635,000	\$418
OS15A	1,460 sq ft	May 2025	\$1,200,000	\$822
1515	1,460 sq ft	Jan 2025	\$1,185,000	\$812

Market Information



Oceania I:	\$757/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Oceania I	3%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Oceania I	100 days
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Sunny Isles
Miami-Dade

113 days
77 days