

# Unit 441 - Aventura Beach Club (Ramada Marco Polo)

441 - 19201 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

|                 |               |
|-----------------|---------------|
| MLS Number:     | A11817627     |
| Status:         | Active        |
| Size:           | 360 Sq ft.    |
| Bedrooms:       | 0             |
| Full Bathrooms: | 1             |
| Half Bathrooms: | 0             |
| Parking Spaces: | Valet Parking |
| View:           |               |
| Rental Price:   | \$1,754       |
| List PPSF:      | \$5           |
| Valuated Price: | \$98,000      |
| Valuated PPSF:  | \$272         |

*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

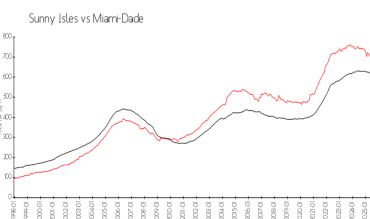
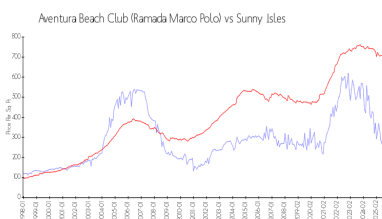
|                                          |     |
|------------------------------------------|-----|
| Number of units:                         | 508 |
| Number of active listings for rent:      | 13  |
| Number of active listings for sale:      | 88  |
| Building inventory for sale:             | 17% |
| Number of sales over the last 12 months: | 37  |
| Number of sales over the last 6 months:  | 20  |
| Number of sales over the last 3 months:  | 10  |

## Building Association Information

Ramada Plaza - Aventura Beach Club Condominium Association, Inc  
305-932-2233

<https://>

## Market Information



|                                          |               |              |               |
|------------------------------------------|---------------|--------------|---------------|
| Aventura Beach Club (Ramada Marco Polo): | \$311/sq. ft. | Sunny Isles: | \$702/sq. ft. |
| Sunny Isles:                             | \$702/sq. ft. | Miami-Dade:  | \$668/sq. ft. |

## Inventory for Sale

|                                         |     |
|-----------------------------------------|-----|
| Aventura Beach Club (Ramada Marco Polo) | 17% |
| Sunny Isles                             | 7%  |
| Miami-Dade                              | 4%  |

## Avg. Time to Close Over Last 12 Months

|                                         |          |
|-----------------------------------------|----------|
| Aventura Beach Club (Ramada Marco Polo) | 142 days |
| Sunny Isles                             | 113 days |
| Miami-Dade                              | 78 days  |

