

Unit TH-404 - St Tropez 2

TH-404 - 200 Sunny Isles Blvd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11837863
Status:	Active
Size:	1,785 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Assigned Parking,Valet Parking
View:	
List Price:	\$1,099,000
List PPSF:	\$616
Valuated Price:	\$1,033,000
Valuated PPSF:	\$579

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.

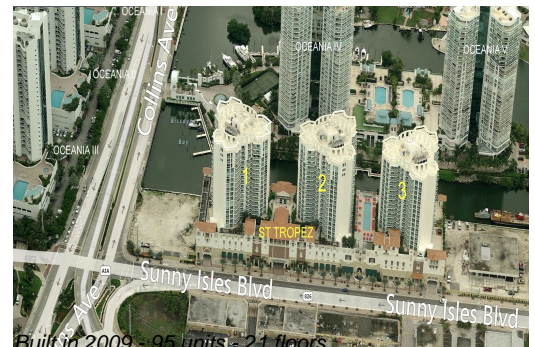
Building Information

Number of units:	95
Number of active listings for rent:	7
Number of active listings for sale:	7
Building inventory for sale:	7%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

St. Tropez Condominiums
330 Sunny Isles Blvd
Sunny Isles Beach, FL 33160
Tel: 305-692-8500

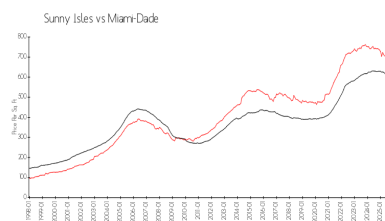
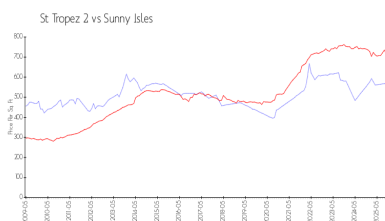
https://csisttropez.com/sttropezmaster/outside_home.asp



Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2-1503	1,461 sq ft	Nov 2025	\$820,000	\$561
PH1	2,911 sq ft	Apr 2025	\$1,935,000	\$665
706	1,492 sq ft	Apr 2025	\$720,000	\$483
2-1704	1,458 sq ft	Mar 2025	\$835,000	\$573
2-1606	1,492 sq ft	Feb 2025	\$868,000	\$582

Market Information



St Tropez 2:	\$570/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

St Tropez 2	7%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

St Tropez 2	115 days
Sunny Isles	113 days
Miami-Dade	77 days