

Unit 1511 - Porto Bellagio

1511 - 17100 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11855445
 Status: Active
 Size: 907 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned
 Parking,Covered Parking

View:
 List Price: \$475,000
 List PPSF: \$524
 Valuated Price: \$378,000
 Valuated PPSF: \$417

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: 500
 Number of active listings for rent: 23
 Number of active listings for sale: 35
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

Building Association Information

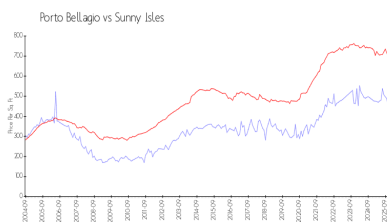
Porto Bellagio Condominium
 (305) 945-0683,
 17145: 305-919-8956,
 & 17125:305 919 9930 Å

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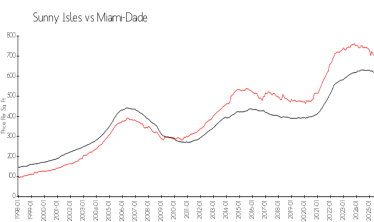
Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 1303 | 1,024 sq ft | Oct 2025 | \$530,000 | \$518 |
| 3310 | 1,024 sq ft | Oct 2025 | \$415,000 | \$405 |
| 1608 | 1,353 sq ft | Aug 2025 | \$850,000 | \$628 |
| 2517 | 673 sq ft | Jul 2025 | \$340,000 | \$505 |
| 2205 | 1,116 sq ft | Jun 2025 | \$560,000 | \$502 |
| 2813 | 1,116 sq ft | Jun 2025 | \$565,000 | \$506 |

Market Information



Porto Bellagio: \$444/sq. ft.
 Sunny Isles: \$702/sq. ft.



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

Inventory for Sale

Porto Bellagio 7%
 Sunny Isles 6%
 Miami-Dade 4%



Avg. Time to Close Over Last 12 Months

| | |
|----------------|----------|
| Porto Bellagio | 77 days |
| Sunny Isles | 113 days |
| Miami-Dade | 77 days |