

Unit PH36C - Oceania III

PH36C - 16485 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|---|
| MLS Number: | A11864220 |
| Status: | Active |
| Size: | 2,020 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 3 |
| Half Bathrooms: | 0 |
| Parking Spaces: | 2 Spaces,Valet Parking |
| View: | Bay,Intracoastal View,Ocean View,Direct Ocean |
| Rental Price: | \$13,000 |
| List PPSF: | \$6 |
| Valuated Price: | \$1,840,000 |
| Valuated PPSF: | \$911 |

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

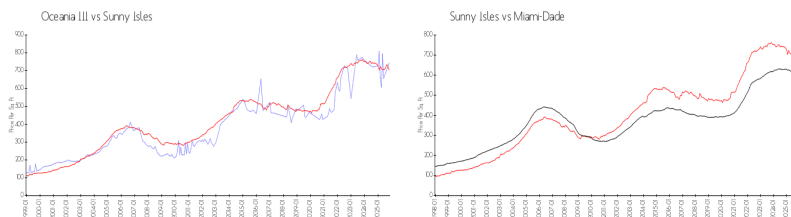
| | |
|--|-----|
| Number of units: | 165 |
| Number of active listings for rent: | 4 |
| Number of active listings for sale: | 6 |
| Building inventory for sale: | 3% |
| Number of sales over the last 12 months: | 9 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 3 |

Building Association Information

Oceania III Condo Association
(305) 919-8668

<https://>

Market Information



| | | | |
|--------------|---------------|--------------|---------------|
| Oceania III: | \$745/sq. ft. | Sunny Isles: | \$702/sq. ft. |
| Sunny Isles: | \$702/sq. ft. | Miami-Dade: | \$668/sq. ft. |

Inventory for Sale

| | |
|-------------|----|
| Oceania III | 4% |
| Sunny Isles | 7% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|-------------|----------|
| Oceania III | 59 days |
| Sunny Isles | 113 days |
| Miami-Dade | 78 days |



Built in 1994 - 156 units - 28 floors