

# Unit 804 - Aurora

804 - 17550 Collins Ave, Sunny Isles Beach, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11868881
Status:	Active
Size:	1,382 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned Parking
View:	Ocean View,Direct Ocean,Pool Area View,Water View
Rental Price:	\$8,000
List PPSF:	\$6
Valuated Price:	\$1,206,000
Valuated PPSF:	\$873

*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

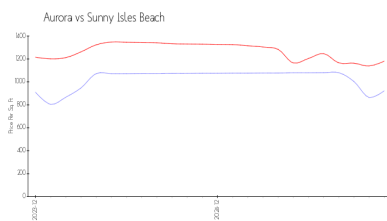
Number of units:	61
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	16%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

## Building Association Information

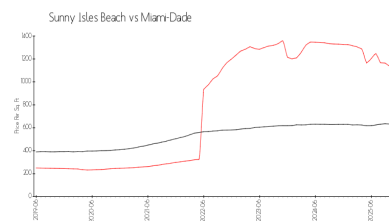
Aurora Sunny Isles  
Address: 17550 Collins Ave,  
Sunny Isles Beach, FL 33160,  
Phone: +1 305-974-0102

<https://>

## Market Information



Aurora: \$923/sq. ft.  
Sunny Isles Beach: \$1181/sq. ft.



Sunny Isles Beach: \$1181/sq. ft.  
Miami-Dade: \$668/sq. ft.

## Inventory for Sale

Aurora	16%
Sunny Isles Beach	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Aurora	116 days
Sunny Isles Beach	94 days
Miami-Dade	78 days

