

Unit 4305 - Trump Tower 1

4305 - 16001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11869674
Status:	Active
Size:	1,435 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Valet Parking
View:	
List Price:	\$1,550,000
List PPSF:	\$1,080
Valuated Price:	\$1,363,000
Valuated PPSF:	\$950

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.

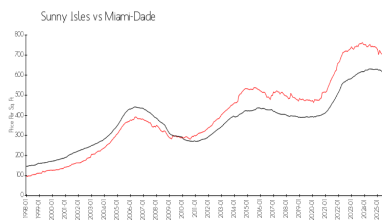
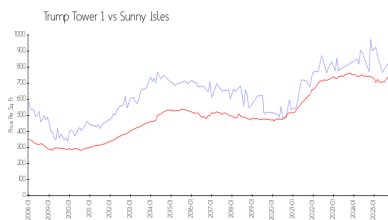
Building Information

Number of units:	271
Number of active listings for rent:	20
Number of active listings for sale:	22
Building inventory for sale:	8%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1903	1,962 sq ft	Oct 2025	\$1,400,000	\$714
2001	2,768 sq ft	Oct 2025	\$2,600,000	\$939
3307	2,106 sq ft	Aug 2025	\$1,700,000	\$807
2806	2,327 sq ft	Aug 2025	\$1,975,000	\$849
3505	1,435 sq ft	Jun 2025	\$1,085,000	\$756
1405	1,435 sq ft	Jun 2025	\$1,000,000	\$697

Market Information



Trump Tower 1:	\$833/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Trump Tower 1	8%
Sunny Isles	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Trump Tower 1	192 days
Sunny Isles	113 days
Miami-Dade	77 days

