

Unit 3204 - Ocean Three

3204 - 18911 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11876060
 Status: Active
 Size: 1,903 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Additional Spaces Available,Covered Parking

View:
 List Price: \$1,900,000
 List PPSF: \$998
 Valuated Price: \$1,958,000
 Valuated PPSF: \$1,029

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: 215
 Number of active listings for rent: 5
 Number of active listings for sale: 12
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

Building Association Information

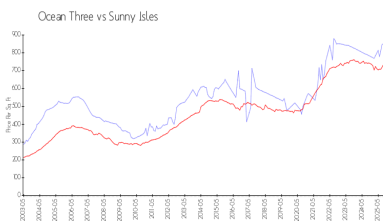
Ocean Three Condominium Association (305) 792-2264

<https://>

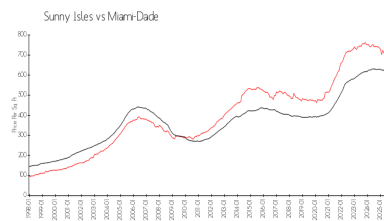
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3501	3,945 sq ft	Dec 2025	\$3,100,000	\$786
2002	1,591 sq ft	Nov 2025	\$1,200,000	\$754
2003	1,591 sq ft	Aug 2025	\$1,200,000	\$754
1104	1,903 sq ft	Aug 2025	\$1,585,000	\$833
2305	2,864 sq ft	Jun 2025	\$2,150,000	\$751

Market Information



Ocean Three: \$849/sq. ft.
 Sunny Isles: \$702/sq. ft.



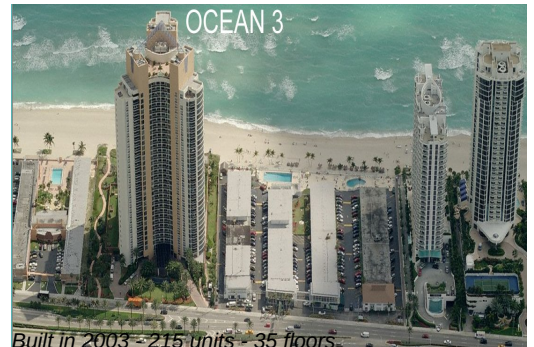
Sunny Isles: \$702/sq. ft.
 Miami-Dade: \$668/sq. ft.

Inventory for Sale

Ocean Three 6%
 Sunny Isles 6%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months

Ocean Three 153 days



Sunny Isles
Miami-Dade

113 days
77 days