

# Unit 805 - Plaza of the Americas 3

805 - 17011 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

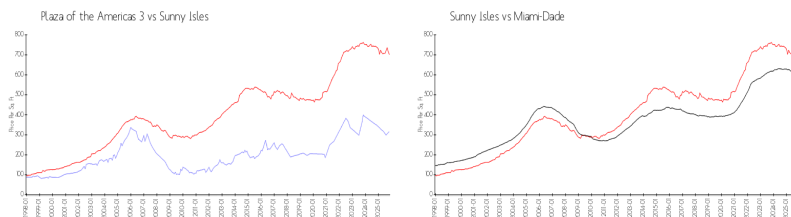
MLS Number:	A11876708
Status:	Active
Size:	988 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	Ocean View
Rental Price:	\$2,200
List PPSF:	\$2
Valuated Price:	\$300,000
Valuated PPSF:	\$304

*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:	171
Number of active listings for rent:	5
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

## Market Information



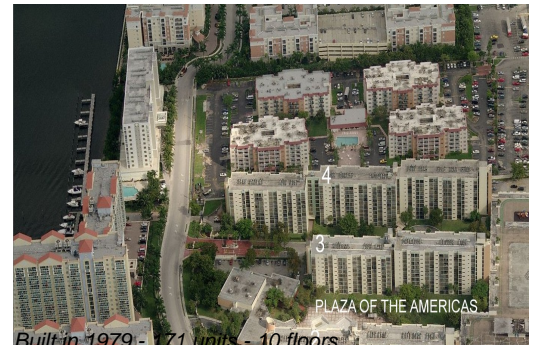
Plaza of the Americas 3:	\$317/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Plaza of the Americas 3	2%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Plaza of the Americas 3	79 days
Sunny Isles	113 days
Miami-Dade	78 days



Built in 1979 - 171 units - 10 floors