

Unit 421 - Plaza of the Americas 1

421 - 16909 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

Unit Information

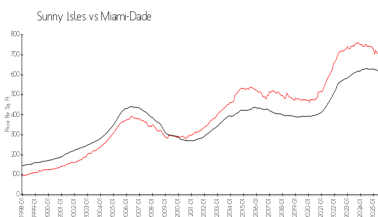
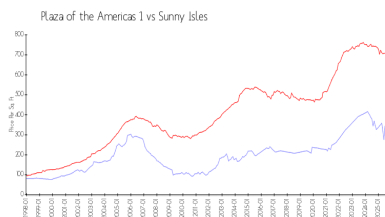
MLS Number:	A11895540
Status:	Active
Size:	894 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	None
Rental Price:	\$2,400
List PPSF:	\$3
Valuated Price:	\$298,000
Valuated PPSF:	\$333

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:	190
Number of active listings for rent:	9
Number of active listings for sale:	6
Building inventory for sale:	3%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Market Information



Plaza of the Americas 1:	\$334/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Plaza of the Americas 1	3%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Plaza of the Americas 1	76 days
Sunny Isles	113 days
Miami-Dade	78 days

