

# Unit 209 - OceanView A

209 - 19390 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11904114
Status:	Active
Size:	1,000 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Covered Parking
View:	
List Price:	\$480,000
List PPSF:	\$480
Valuated Price:	\$273,000
Valuated PPSF:	\$273

*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.*

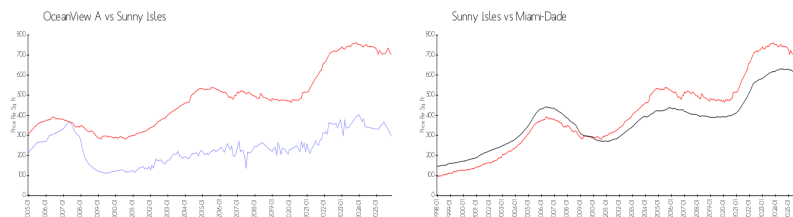
## Building Information

Number of units:	400
Number of active listings for rent:	25
Number of active listings for sale:	26
Building inventory for sale:	6%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	5

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
611	1,000 sq ft	Dec 2025	\$245,000	\$245
PH-24	1,000 sq ft	Oct 2025	\$400,000	\$400
303	1,000 sq ft	Oct 2025	\$400,000	\$400
804	1,000 sq ft	Sep 2025	\$300,000	\$300
706	1,000 sq ft	Sep 2025	\$380,000	\$380
1501	1,537 sq ft	Sep 2025	\$495,000	\$322

## Market Information



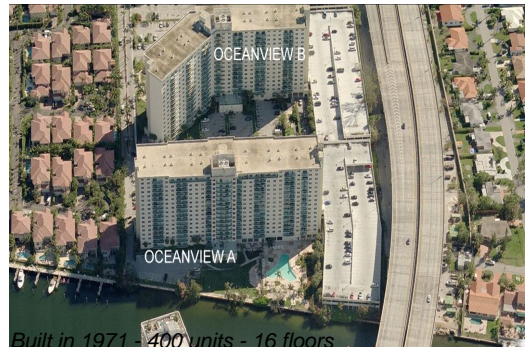
OceanView A:	\$298/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

OceanView A	7%
Sunny Isles	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

OceanView A	74 days
Sunny Isles	113 days
Miami-Dade	77 days



Built in 1971 - 400 units - 16 floors