

# Unit 4603 - Jade Signature

4603 - 16901 Collins Ave, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11910586
Status:	Active
Size:	2,915 Sq ft.
Bedrooms:	3
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Spaces,Assigned Parking,Covered Parking,Guest Parking,Parking Garage,Valet Parking
View:	Ocean View,Direct Ocean
Rental Price:	\$30,000
List PPSF:	\$10
Valuated Price:	\$5,585,000
Valuated PPSF:	\$1,916

*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

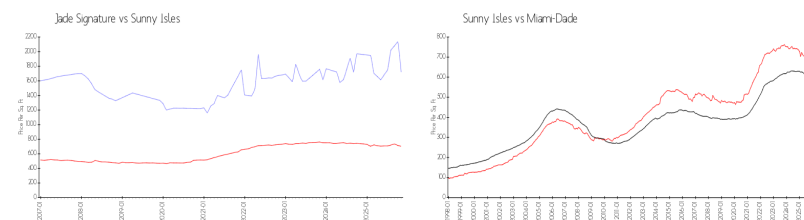
Number of units:	191
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	5%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

## Building Association Information

Jade Signature  
16901 Collins Ave  
Sunny Isles Beach FL33160  
Building Management: 1-786-422-9847

<https://web.kw-ic.com/jadesignature/Home.aspx>

## Market Information



Jade Signature:	\$1721/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Jade Signature	5%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Jade Signature	136 days
Sunny Isles	113 days
Miami-Dade	78 days

