

# Unit 105 - Plaza of the Americas 4

105 - 17021 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

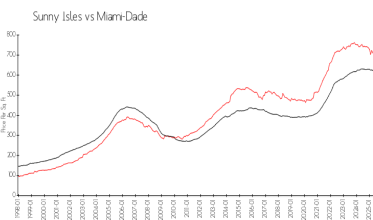
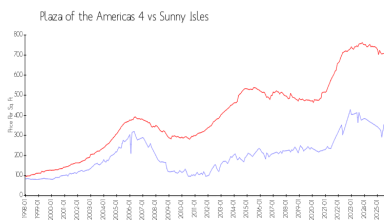
MLS Number: A11913607  
 Status: Active  
 Size: 894 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2 Spaces, Additional Spaces Available, Covered Parking  
 View: Garden View  
 Rental Price: \$2,500  
 List PPSF: \$3  
 Valuated Price: \$263,000  
 Valuated PPSF: \$294

*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: 280  
 Number of active listings for rent: 22  
 Number of active listings for sale: 18  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 1

## Market Information



Plaza of the Americas 4:	\$309/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Plaza of the Americas 4	6%
Sunny Isles	7%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Plaza of the Americas 4	78 days
Sunny Isles	113 days
Miami-Dade	78 days

