

# Unit 2626 - Oceania II

2626 - 16445 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11922640  
 Status: Active  
 Size: 2,020 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Valet Parking  
 View: Ocean View,Direct Ocean  
 Rental Price: \$7,700  
 List PPSF: \$4  
 Valuated Price: \$2,030,000  
 Valuated PPSF: \$1,005

*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

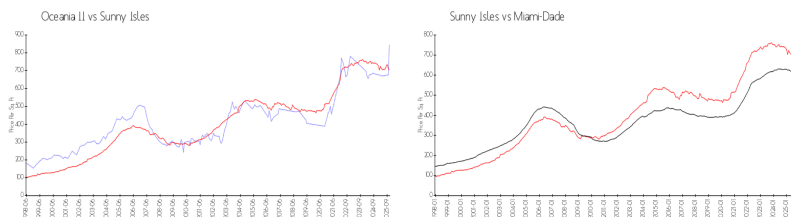
Number of units: 165  
 Number of active listings for rent: 4  
 Number of active listings for sale: 5  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 7

## Building Association Information

Oceania Two Condo Assn Inc  
 (305) 354-8326

<https://>

## Market Information



Oceania II:	\$844/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Oceania II 3%  
 Sunny Isles 7%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Oceania II 53 days  
 Sunny Isles 113 days  
 Miami-Dade 78 days

