

Unit 2722 - Oceania II

2722 - 16445 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number: A11930762
 Status: Active
 Size: 1,260 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Assigned Parking,Covered Parking,Valet Parking
 View:
 List Price: \$729,000
 List PPSF: \$579
 Valuated Price: \$921,000
 Valuated PPSF: \$731

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: 6
 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

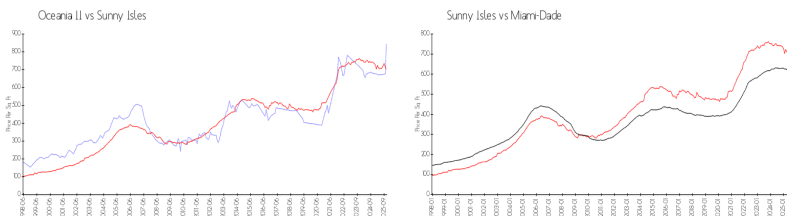
Oceania Two Condo Assn Inc
 (305) 354-8326

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2322	1,260 sq ft	Nov 2025	\$885,000	\$702
2228	1,760 sq ft	Oct 2025	\$1,000,000	\$568
1422	1,260 sq ft	Oct 2025	\$630,000	\$500
1921	2,430 sq ft	Oct 2025	\$1,700,000	\$700
925	1,460 sq ft	Oct 2025	\$1,125,000	\$771
1426	2,020 sq ft	Oct 2025	\$1,405,000	\$696

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	4%
Sunny Isles	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Oceania II
Sunny Isles
Miami-Dade

54 days
113 days
77 days