

# Unit 1602 N - Oceana Bal Harbour

1602 N - 10201 Collins Ave, Bal Harbour, FL, Miami-Dade 33154

## Unit Information

|                 |              |
|-----------------|--------------|
| MLS Number:     | A11964277    |
| Status:         | Active       |
| Size:           | 3,450 Sq ft. |
| Bedrooms:       | 3            |
| Full Bathrooms: | 4            |
| Half Bathrooms: | 1            |
| Parking Spaces: |              |
| View:           |              |
| Rental Price:   | \$40,000     |
| List PPSF:      | \$12         |
| Valuated Price: | \$7,913,000  |
| Valuated PPSF:  | \$2,294      |

*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

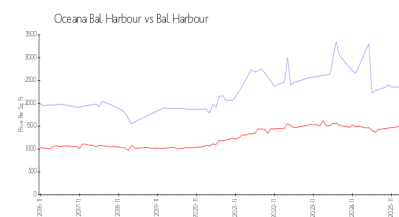
|                                          |     |
|------------------------------------------|-----|
| Number of units:                         | 238 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 20  |
| Building inventory for sale:             | 8%  |
| Number of sales over the last 12 months: | 13  |
| Number of sales over the last 6 months:  | 7   |
| Number of sales over the last 3 months:  | 2   |

## Building Association Information

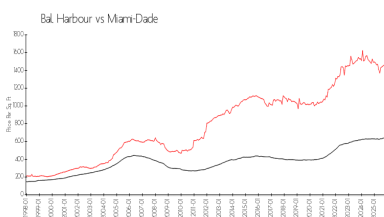
Oceana Bal Harbour  
Address: 10201 Collins Ave,  
Bal Harbour, FL 33154  
Phone: +1 786-414-2929

<https://www.oceanabalharbour.com/>

## Market Information



Oceana Bal Harbour: \$2355/sq. ft.  
Bal Harbour: \$1537/sq. ft.



Bal Harbour: \$1537/sq. ft.  
Miami-Dade: \$667/sq. ft.

## Inventory for Sale

|                    |    |
|--------------------|----|
| Oceana Bal Harbour | 8% |
| Bal Harbour        | 4% |
| Miami-Dade         | 4% |

## Avg. Time to Close Over Last 12 Months

|                    |          |
|--------------------|----------|
| Oceana Bal Harbour | 125 days |
| Bal Harbour        | 116 days |
| Miami-Dade         | 79 days  |

