

Unit 1401 - Winston Tower 500

1401 - 301 174 St, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	F10444017
Status:	Active
Size:	1,488 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces
View:	Bay, Intracoastal View, Water View
List Price:	\$529,995
List PPSF:	\$356
Valuated Price:	\$377,000
Valuated PPSF:	\$253

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:	420
Number of active listings for rent:	1
Number of active listings for sale:	12
Building inventory for sale:	2%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

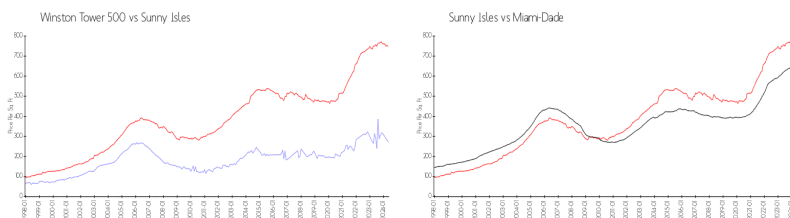
Building Association Information

Winston Tower 500 Condominium Association
(305) 931-2628

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
811	1,104 sq ft	Jun 2024	\$310,000	\$281
2019	1,856 sq ft	May 2024	\$555,000	\$299
501	1,488 sq ft	Apr 2024	\$515,000	\$346
1402	1,488 sq ft	Feb 2024	\$586,000	\$394
1214	1,830 sq ft	Dec 2023	\$525,000	\$287
415	1,488 sq ft	Dec 2023	\$340,000	\$228

Market Information

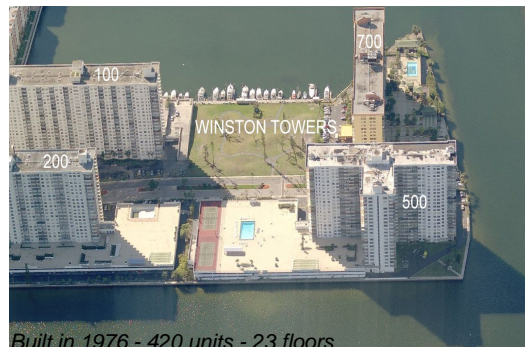


Winston Tower 500:	\$271/sq. ft.	Sunny Isles:	\$748/sq. ft.
Sunny Isles:	\$748/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Winston Tower 500	3%
Sunny Isles	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Built in 1976 - 420 units - 23 floors

Winston Tower 500	117 days
Sunny Isles	116 days
Miami-Dade	82 days