

Unit 2806 - Trump International Sonesta

2806 - 18001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	F10533903
Status:	Active
Size:	551 Sq ft.
Bedrooms:	0
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Valet Parking
View:	
List Price:	\$269,000
List PPSF:	\$488
Valuated Price:	\$323,000
Valuated PPSF:	\$586

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.

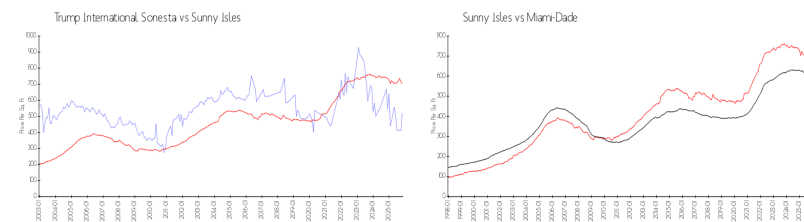
Building Information

Number of units:	372
Number of active listings for rent:	8
Number of active listings for sale:	63
Building inventory for sale:	16%
Number of sales over the last 12 months:	20
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	8

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1604	457 sq ft	Dec 2025	\$200,000	\$438
1418	551 sq ft	Oct 2025	\$203,500	\$369
1416	551 sq ft	Oct 2025	\$203,500	\$369
1803	551 sq ft	Oct 2025	\$210,000	\$381
1802	664 sq ft	Oct 2025	\$180,000	\$271
507	664 sq ft	Oct 2025	\$225,000	\$339
506	551 sq ft	Oct 2025	\$225,000	\$408

Market Information



Trump International Sonesta:	\$519/sq. ft.	Sunny Isles:	\$702/sq. ft.
Sunny Isles:	\$702/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Trump International Sonesta	17%
Sunny Isles	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Trump International Sonesta	205 days
Sunny Isles	113 days
Miami-Dade	77 days

