

# Unit 912 - Plaza of the Americas 3

912 - 17011 N Bay Rd, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number: RX-11029318  
 Status: Active  
 Size: 767 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces:  
 View:  
 List Price: \$285,000  
 List PPSF: \$372  
 Valuated Price: \$267,000  
 Valuated PPSF: \$348

*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.*

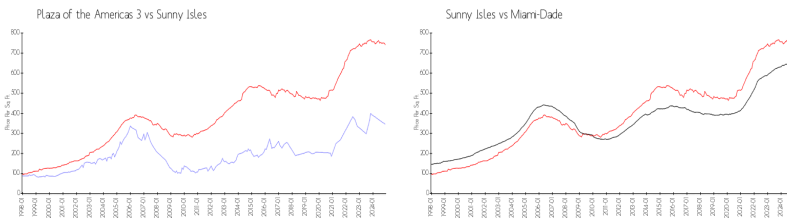
## Building Information

Number of units: 171  
 Number of active listings for rent: 5  
 Number of active listings for sale: 9  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
308	894 sq ft	Dec 2024	\$310,000	\$347
419	894 sq ft	Jul 2024	\$275,000	\$308

## Market Information



Plaza of the Americas 3:	\$343/sq. ft.	Sunny Isles:	\$742/sq. ft.
Sunny Isles:	\$742/sq. ft.	Miami-Dade:	\$688/sq. ft.

## Inventory for Sale

Plaza of the Americas 3: 5%  
 Sunny Isles: 7%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

Plaza of the Americas 3: 61 days  
 Sunny Isles: 116 days  
 Miami-Dade: 91 days

