

Unit 311 - OceanView B

311 - 19380 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	RX-11031512
Status:	Cancelled
Size:	1,005 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest,Open
View:	City,Clubhouse,Ocean,Pool,Tennis
List Price:	\$525,000
List PPSF:	\$522
Valuated Price:	\$348,000
Valuated PPSF:	\$346

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:	400
Number of active listings for rent:	21
Number of active listings for sale:	24
Building inventory for sale:	6%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

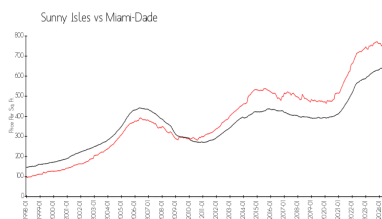
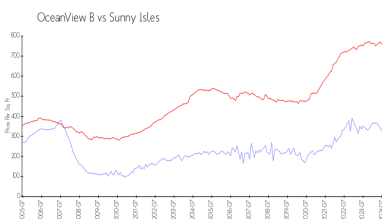
Building Association Information

OceanView B OceanView B Condominium
(305) 792-7141

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
214	1,005 sq ft	Dec 2024	\$282,500	\$281
914	1,005 sq ft	Nov 2024	\$380,000	\$378
901	1,505 sq ft	Aug 2024	\$470,000	\$312
1124	1,005 sq ft	Apr 2024	\$395,000	\$393
718 B	1,549 sq ft	Jan 2024	\$510,000	\$329
619	1,005 sq ft	Jan 2024	\$345,000	\$343

Market Information



OceanView B:	\$301/sq. ft.	Sunny Isles:	\$757/sq. ft.
Sunny Isles:	\$757/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

OceanView B	6%
Sunny Isles	7%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

OceanView B	68 days
Sunny Isles	113 days
Miami-Dade	87 days

