# Unit 637 - Aventura Beach Club (Ramada Marco Polo)

637 - 19201 Collins Av, Sunny Isles, FL, Miami-Dade 33160

### **Unit Information**

MLS Number: A11442305 Status: Active 360 Sq ft. Size:

Bedrooms:

Full Bathrooms:

Half Bathrooms:

Parking Spaces: 1 Space

View:

List Price: \$190,000 List PPSF: \$528 Valuated Price: \$130,000 Valuated PPSF: \$361

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.



Number of units: 508 Number of active listings for rent: 13 Number of active listings for sale: 99 Building inventory for sale: 19% Number of sales over the last 12 months: 28 Number of sales over the last 6 months: Number of sales over the last 3 months:

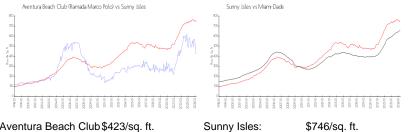
### **Building Association Information**

Ramada Plaza - Aventura Beach Club Condominium Association, Inc 305-932-2233

## **Recent Sales**

Unit #	Size	Closing Date	Sale Price	PPSF
516	440 sq ft	May 2024	\$360,000	\$818
801	360 sq ft	Apr 2024	\$133,000	\$369
644	360 sq ft	Mar 2024	\$148,000	\$411
501	360 sq ft	Mar 2024	\$132,990	\$369
634	360 sq ft	Mar 2024	\$160,000	\$444
1141	360 sq ft	Mar 2024	\$132,600	\$368

## **Market Information**



Aventura Beach Club \$423/sq. ft.

(Ramada Marco

Polo):

Sunny Isles: \$746/sq. ft. Sunny Isles:

Miami-Dade: \$694/sq. ft.

### **Inventory for Sale**

Aventura Beach Club (Ramada Marco

19%

Polo)





Sunny Isles Miami-Dade 5% 3%

# Avg. Time to Close Over Last 12 Months

96 days

Aventura Beach Club (Ramada Marco Polo) Sunny Isles Miami-Dade 113 days 81 days