

Unit 2252 - Oceania V

2252 - 16500 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11459542 |
| Status: | Active |
| Size: | 1,604 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$1,325,000 |
| List PPSF: | \$826 |
| Valuated Price: | \$1,028,000 |
| Valuated PPSF: | \$641 |

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

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|--|-----|
| Number of units: | 157 |
| Number of active listings for rent: | 2 |
| Number of active listings for sale: | 10 |
| Building inventory for sale: | 6% |
| Number of sales over the last 12 months: | 1 |
| Number of sales over the last 6 months: | 0 |
| Number of sales over the last 3 months: | 0 |

Building Association Information

Oceania V A Condominium Association
(305) 944-7700

Recent Sales

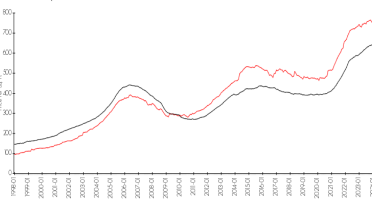
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 2251 | 2,144 sq ft | Jul 2023 | \$1,500,000 | \$700 |

Market Information

Oceania V vs Sunny Isles



Sunny Isles vs Miami-Dade



Oceania V: \$649/sq. ft.
Sunny Isles: \$746/sq. ft.

Sunny Isles: \$746/sq. ft.
Miami-Dade: \$694/sq. ft.

Inventory for Sale

| | |
|-------------|----|
| Oceania V | 6% |
| Sunny Isles | 5% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|-------------|----------|
| Oceania V | 95 days |
| Sunny Isles | 113 days |
| Miami-Dade | 81 days |

