

# Unit 1208 - Jade Ocean

1208 - 17121 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11541827
Status:	Active
Size:	1,956 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	
List Price:	\$2,800,000
List PPSF:	\$1,431
Valuated Price:	\$2,701,000
Valuated PPSF:	\$1,381

*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:	256
Number of active listings for rent:	15
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

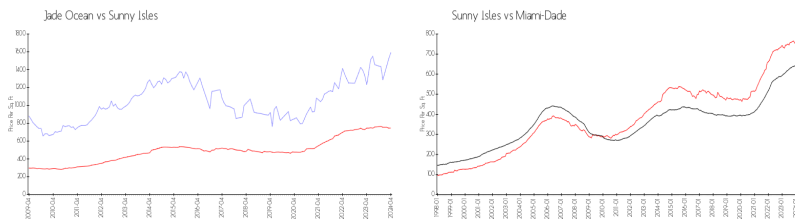
## Building Association Information

Jade Ocean Condo Association  
(305) 956-7000

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2008	1,956 sq ft	Apr 2024	\$2,650,000	\$1,355
4408	4,677 sq ft	Apr 2024	\$3,850,000	\$823
1907	1,161 sq ft	Apr 2024	\$1,600,000	\$1,378
4304	1,933 sq ft	Dec 2023	\$2,750,000	\$1,423
3403	1,487 sq ft	Nov 2023	\$2,080,000	\$1,399
1505	1,933 sq ft	Nov 2023	\$2,600,000	\$1,345

## Market Information



Jade Ocean:	\$1593/sq. ft.	Sunny Isles:	\$746/sq. ft.
Sunny Isles:	\$746/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Jade Ocean	3%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Jade Ocean  
Sunny Isles  
Miami-Dade

121 days  
113 days  
81 days