Unit 1901 - Ocean Point Beach Club

1901 - 17375 Collins Av, Sunny Isles, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11566655
Status:	Active
Size:	1,470 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space,Valet Parking
View:	
List Price:	$1,100,000
List PPSF:	$748
Valuated Price:	$932,000
Valuated PPSF:	$634

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.

Built in 2000 - 166 units - 26 floors

Building Information

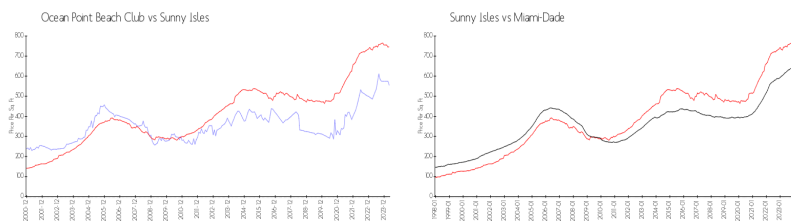|	
Number of units:	166
Number of active listings for rent:	4
Number of active listings for sale:	10
Building inventory for sale:	6%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

Building Association Information

Ocean Point Beach Club Mntnc
17375 Collins Ave, Sunny Isles Beach, FL 33160
(786) 528-2521

Recent Sales

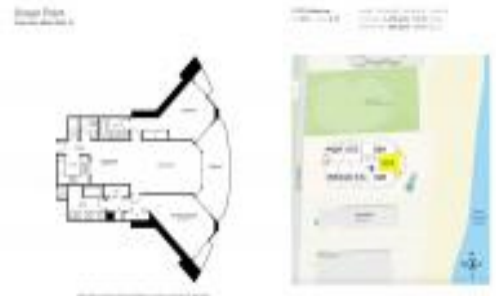| Unit #	Size	Closing Date	Sale Price	PPSF
1902	1,430 sq ft	Mar 2024	$900,000	$629
2105	990 sq ft	Mar 2024	$459,000	$464
2304	930 sq ft	Oct 2023	$490,000	$527
2706	960 sq ft	Oct 2023	$550,000	$573
1601	1,470 sq ft	Sep 2023	$950,000	$646

Market Information

Ocean Point Beach Club:	$555/sq. ft.	Sunny Isles:	$746/sq. ft.
Sunny Isles:	$746/sq. ft.	Miami-Dade:	$694/sq. ft.

Inventory for Sale

Ocean Point Beach Club	6%
Sunny Isles	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Ocean Point Beach Club	199 days
Sunny Isles	113 days
Miami-Dade	81 days