

# Unit 1010 - Ocean Reserve

1010 - 19370 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

|                 |                        |
|-----------------|------------------------|
| MLS Number:     | A11568659              |
| Status:         | Active                 |
| Size:           | 1,005 Sq ft.           |
| Bedrooms:       | 1                      |
| Full Bathrooms: | 1                      |
| Half Bathrooms: | 1                      |
| Parking Spaces: | 1 Space, Valet Parking |
| View:           | Intracoastal View      |
| Rental Price:   | \$2,700                |
| List PPSF:      | \$3                    |
| Valuated Price: | \$454,000              |
| Valuated PPSF:  | \$452                  |

*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.*

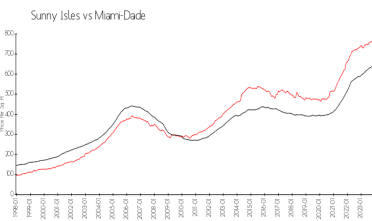
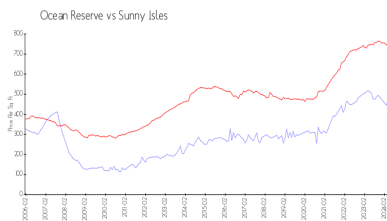
## Building Information

|                                          |     |
|------------------------------------------|-----|
| Number of units:                         | 398 |
| Number of active listings for rent:      | 33  |
| Number of active listings for sale:      | 23  |
| Building inventory for sale:             | 5%  |
| Number of sales over the last 12 months: | 9   |
| Number of sales over the last 6 months:  | 5   |
| Number of sales over the last 3 months:  | 2   |

## Building Association Information

Ocean Reserve Condo Association  
(305) 792-7255

## Market Information



|                |               |              |               |
|----------------|---------------|--------------|---------------|
| Ocean Reserve: | \$473/sq. ft. | Sunny Isles: | \$746/sq. ft. |
| Sunny Isles:   | \$746/sq. ft. | Miami-Dade:  | \$694/sq. ft. |

## Inventory for Sale

|               |    |
|---------------|----|
| Ocean Reserve | 6% |
| Sunny Isles   | 5% |
| Miami-Dade    | 3% |

## Avg. Time to Close Over Last 12 Months

|               |          |
|---------------|----------|
| Ocean Reserve | 83 days  |
| Sunny Isles   | 113 days |
| Miami-Dade    | 81 days  |

