

# Unit 1802 - Winston Tower 700

1802 - 290 174 St, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

MLS Number:	F10436066
Status:	Active
Size:	1,240 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	Intracoastal View,Lagoon,Pool Area View
List Price:	\$649,000
List PPSF:	\$523
Valuated Price:	\$474,000
Valuated PPSF:	\$315

*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:	390
Number of active listings for rent:	8
Number of active listings for sale:	8
Building inventory for sale:	2%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	4

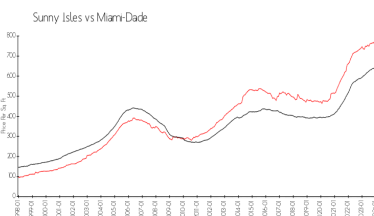
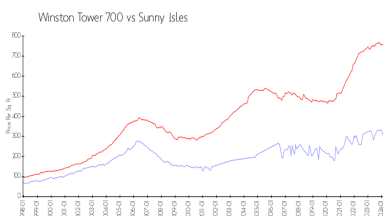
## Building Association Information

Winston Tower 700 Condominium Association  
(305) 931-5998 & (305) 935-0670

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2119	1,775 sq ft	May 2024	\$815,000	\$459
1914	896 sq ft	May 2024	\$375,000	\$419
605	1,622 sq ft	Apr 2024	\$540,000	\$333
1210	1,396 sq ft	Mar 2024	\$529,900	\$380
1603	1,008 sq ft	Feb 2024	\$370,000	\$367

## Market Information



Winston Tower 700:	\$312/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$703/sq. ft.

## Inventory for Sale

Winston Tower 700	2%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Winston Tower 700	94 days
Sunny Isles	115 days
Miami-Dade	81 days