

# Unit 2503 - Trump Tower 1

2503 - 16001 Collins Av, Sunny Isles, FL, Miami-Dade 33160

## Unit Information

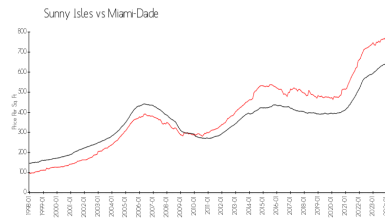
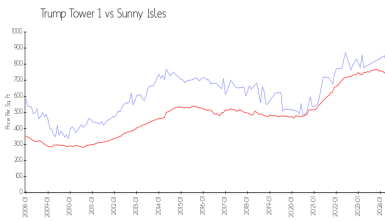
MLS Number:	A11517092
Status:	Pending
Size:	1,962 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	Assigned Parking, Valet Parking
View:	Ocean View
Rental Price:	\$7,000
List PPSF:	\$4
Valuated Price:	\$1,691,000
Valuated PPSF:	\$862

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:	271
Number of active listings for rent:	20
Number of active listings for sale:	15
Building inventory for sale:	5%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	6

## Market Information



Trump Tower 1:	\$904/sq. ft.	Sunny Isles:	\$743/sq. ft.
Sunny Isles:	\$743/sq. ft.	Miami-Dade:	\$703/sq. ft.

## Inventory for Sale

Trump Tower 1	6%
Sunny Isles	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Trump Tower 1	125 days
Sunny Isles	115 days
Miami-Dade	81 days

