

Market Report

July, 2020



Regalia

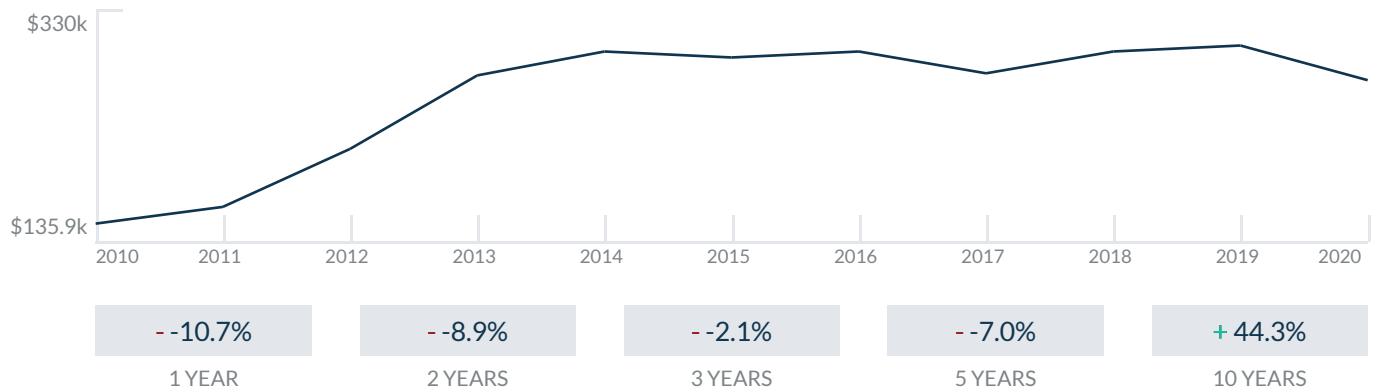
19505 Collins Ave
Sunny Isles Beach , FL 33160

Every month we compile this comprehensive market report focus on Regalia in this convenient and easy to read format. Our datas comes from more than six different sources including MLS Associations, County Offices and Financial Institutions. Get this report for free every month on our website regaliaapartmentsforsale.com.

Property Stats

POSTAL CODE 33160

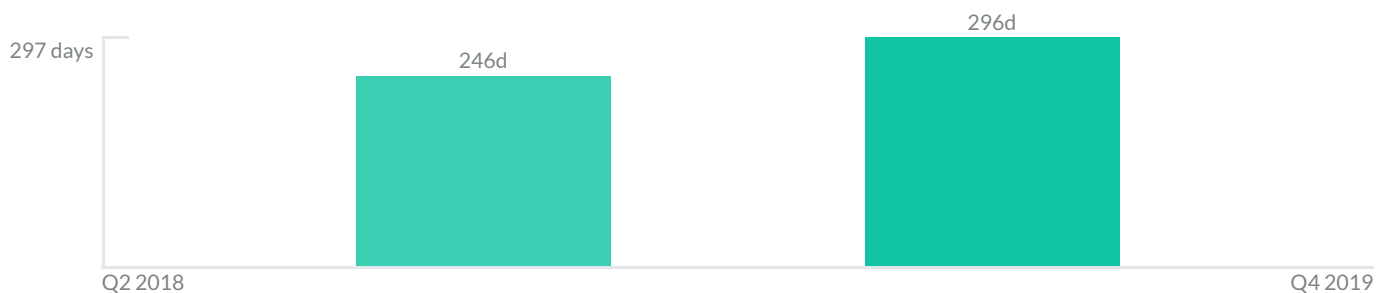
The property stats graph represents the median price evolution since ten years in your postal code area.



Similar Properties

DAYS ON THE MARKET

Everyday 3 months we monitor how many days it takes for similar properties to be sold. This is also a good indicator to know when to buy or sale!



Mortgage Rates

PER YEAR

Understanding mortgage economics is important when you want to buy with a loan. Below is the historical yearly average mortgage rates in the Unites States retrieved from Freddie Mac©

30 YEARS FIXED 4.4%



15 YEARS FIXED 3.9%



5/1-YEAR ADJUSTABLE 3.9%



Schools

CLOSEST

Having good schools nearby is important if you have kids or plan to rent or sell your home. Ratings are retrieved from the leading independent and nonprofit GreatSchools©

ELEMENTARY SCHOOL	MIDDLE SCHOOL	HIGH SCHOOL
Aventura City Of Excellence School	Hollywood Academy of Arts and Science Middle School	Palmdale High School
10/10	10/10	3/10

Insights

IN REGALIA

Below the average listing prices of available unit per property type.

4 BED
\$9,540,000
 AVERAGE PRICE
 5 FOR SALE
 1 FOR RENT

6 BED
N/A
 AVERAGE PRICE
 0 FOR SALE
 1 FOR RENT

-2.8% to 1.4%
 CAP RATE
 Yearly net income when rent

15.7%
 NEGOTIABILITY
 What you can negotiate

5
 AVAILABLE

0
 SOLD

Sale within the last month

Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Regalia

NO PHOTO AVAILABLE

\$36,000

6 4

UNIT 19 **RENTED** | JUN 2020

\$7,995,000

5 4

UNIT 23 **SOLD** | JUN 2020

\$8,000

4 5

UNIT . **RENTED** | FEB 2020

\$40,000

6 4

UNIT 11 **RENTED** | FEB 2020

NO PHOTO AVAILABLE

\$8,999,000

6 4

UNIT 21 **SOLD** | FEB 2020

NO PHOTO AVAILABLE

\$10,850,000

5 4

UNIT 39 **SOLD** | JUN 2020

Sold

LAST 20 PROPERTIES SOLD IN REGALIA

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
23	\$7,995,000	4/5	\$1,449.7	5,515	Dec 2019	296
21	\$8,999,000	4/6	\$1,631.7	5,515	Jun 2018	246
39	\$10,850,000	4/5	\$1,967.4	5,515	Apr 2016	363

Rented

LAST 20 PROPERTIES RENTED IN REGALIA

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
19	\$36,000	4/6	N/A	N/A	Mar 2020	46
.	\$8,000	5/4	\$2.6	3,116	Jun 2019	1
11	\$40,000	4/6	\$7.3	5,515	May 2019	53

Currently Listed

ACTIVE LISTINGS 1/1

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
N/A	\$12,500/mth	6/7	\$2.2	5560	Jun 2020	PIERTO OPPE...
5	\$8,700,000	4/6	\$1,742.8	4992	Jun 2020	N/A
9	\$9,500,000	4/6	\$1,903.0	4992	Mar 2020	GREEN BAY M...
11	\$45,000/mth	4/6	\$9.0	4992	Jun 2020	N/A
29	\$6,500,000	4/6	\$1,178.6	5515	Feb 2020	N/A
36	\$10,500,000	4/6	\$2,103.4	4992	Jun 2020	REGALIA 36 L...
42	\$12,500,000	4/6	\$2,266.5	5515	Jun 2020	N/A