



**\$1,499,000**

**16699 COLLINS AVE 1602 SUNNY ISLES  
BEACH FL 33160**

<https://miamirealestateinc.com>

Live in the heart of Sunny Isles in the FL Riviera in corner large 2/2.5 bath, remodeled designer unit, with new kitchen, ceramic tile, automated blackouts. Stunning direct ocean and intracoastal view from wraparound extended balcony. Full beach service, pool, gym, Jacuzzi , kids playroom. Fishing pier with restaurant, walk to all shopping, restaurants, grocery, [...]

- 2 beds
- 3 baths
- Condominium
- Residential
- Active
- 1602 sq ft

## Basics

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1602 sq ft

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 2006



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## Rooms & Units Description

**Unit Number:** 1602

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## Location Details

**County Or Parish:** Miami-Dade County

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## Property details

**Total Building Area:** 1602

**Parcel Number:** 31-22-14-037-0510

**Subdivision Name:** LA PERLA CONDO

**Possession:** Closing & Funding

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## Property Features



**Exterior Features:** Balcony

**Waterfront Features:** Ocean Front

**Parking Features:** One Space

**Appliances:** Dryer,Dishwasher,Disposal,Refrigerator,Self Cleaning Oven,Washer

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Ocean

**Entry Level:** 16

**Patio and Porch Features:** Balcony,Open

**Stories Total:** 44

**Interior Features:** Bedroom on Main Level,Closet Cabinetry,First Floor Entry

**Pool Features:** Heated

**Security Features:** Secured Garage/Parking,Key Card Entry,Lobby Secured

**Association Amenities:** Billiard Room,Bike Storage,Clubhouse,Pool

**Cooling:** Central Air

**Covered Spaces:** 1

**Garage Spaces:** 1

**Heating:** Electric

**Pets Allowed:** Conditional,Yes

**View Y/N:** 1

**Entry Location:** 16

**Waterfront Y/N:** 1

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## Miscellaneous

**Public Survey Township:** 31

**Syndication Remarks:** 2/2.5 direct ocean ocean view, renovated new, ceramic tile. Beach service, pool, gym. Rental allowed 12 times a year.

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11516263>

**Public Survey Section:** 14

**Year Built Details:** New Construction

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## Fees & Taxes



**Tax Annual Amount:** 14807

**Tax Legal Description:** LA PERLA CONDO UNIT 1602  
UNDIV 0.3343% INT IN COMMON ELEMENTS OFF REC  
25063-1543 COC 25132-4050 11 2006 1

**Association Fee Frequency:** Monthly

**Tax Year:** 2023

**Association Fee:** 1386

**Association Fee Includes:** Cable  
TV,Hot Water,Internet

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## Courtesy of

**Office Name:** GMT International Realty Inc

