



\$1,350,000

**16699 COLLINS AVE 2906 SUNNY ISLES
BEACH FL 33160**

<https://miamirealestateinc.com>

“LA PERLA CONDOMINIUM” IN SUNNY ISLES BEACH, OUR AMERICAN RIVIERA! ENJOY THE AMAZING SUNSETS FROM THIS UNIT, PHENOMENAL CONDO AMENITIES, SUCH AS BEACH LEVEL POOL. WALKING DISTANCE TO THE PIER, RESTAURANTS, MINUTES FROM BAL HARBOUR SHOPS, AVENTURA MALL, MIAMI BEACH, AND EASY TO AIRPORTS AND HIGHWAYS, BUSSINESS CENTER AND MORE. FOR INVESTORS NO RENT RESTRICTION. [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 1637 sq ft

Basics

Bathrooms Half: 1

Lot Size Units: Square Feet

Type: Condominium

Bedrooms: 3 beds

Area: 1637 sq ft

Bathrooms Full: 2

Category: Residential

Status: Active

Bathrooms: 3 baths

Year built: 2006



Rooms & Units Description

Unit Number: 2906

Location Details

County Or Parish: Miami-Dade County

Property details

Total Building Area: 1637

Subdivision Name: LA PERLA CONDO

Possession: Closing & Funding,Close Of Escrow

Direction Faces: East

Parcel Number: 31-22-14-037-1870

Property Features



Exterior Features:
Security/High Impact Doors

Waterfront Features:
Ocean Access,Ocean Front

Pool Features: Association

Security Features: Elevator Secured,Key Card Entry,Lobby Secured,Fire Sprinkler System,Smoke Detector(s)

Architectural Style: High Rise

Construction Materials:
Block

Cooling Y/N: 1

Flooring: Marble

Garage Spaces: 1

Heating: Central

Pets Allowed: Size Limit,Yes

View Y/N: 1

Entry Location: 29

Attached Garage Y/N: 1

Interior Features: Breakfast Bar,Dual Sinks,Living/Dining Room,Pantry,Separate Shower

Window Features: Blinds

Parking Features: Attached,Garage,One Space,Valet

Appliances: Dryer,Dishwasher,Electric Range,Disposal,Microwave,Refrigerator,Washer

Association Amenities: Other,Playground,Pool,Elevator(s)

Cooling: Central Air

Covered Spaces: 1

Furnished: Furnished

Garage Y/N: 1

Heating Y/N: 1

View: Ocean,Water

Entry Level: 29

Waterfront Y/N: 1

Stories Total: 43

Miscellaneous

Public Survey Township: 31

Syndication Remarks: "LA PERLA CONDOMINIUM"IN SUNNY ISLES BEACH, DIRECT OCEAN FRONT AND INTERCOASTAL VIEW FROM 3 BALCONIES N/E EXPOSURE, FULLY FURNISHED 2 BDRM 2.5 + DEN.

Virtual Tour URL:

<https://www.propertypanorama.com/instaview/mia/A11548906>

Public Survey Section: 14

Year Built Details:
Condo-Hotel

Fees & Taxes



Tax Annual Amount: 14199

Tax Year: 2023

Tax Legal Description: LA PERLA CONDO UNIT 2906 UNDIV 0.3529% INT
IN COMMON ELEMENTS OFF REC 25063-1543 COC 25249-4094 12 2006 1

**Association Fee
Frequency:**
Monthly

Association Fee Includes: Association Management, Common
Areas, Insurance, Maintenance Structure, Pool(s), Recreation
Facilities, Security, Trash

Courtesy of

Office Name: Midtown Realty International Inc

