

A11269020 © Miami MLS © 2022



**\$1,999,000**

## **17111 BISCAYNE BLVD 309 NORTH MIAMI BEACH FL 33160**

<https://miamirealestateinc.com>

Beautiful 3 bedroom, 3.5 bath corner unit at The Reserve at Marina Palms. Unobstructed intercostal views from every room. Feels like floating on a boat, better views than higher floors in this building. Custom closets, top of the line appliances. This unit has 2 premium parking spaces steps from entering the garage. Endless amenities, club [...]

- 3 beds
- 4 baths
- Condominium
- Residential
- Active
- 2225 sq ft

### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 2225 sq ft

**Bathrooms Full:** 3

**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Year built:** 2017



---

## Rooms & Units Description

**Unit Number:** 309

---

## Location Details

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

---

## Property details

**Total Building Area:** 2225

**Subdivision Name:** MARINA PALMS RESIDENCES S

**Parcel Number:** 07-22-09-038-1730

**Possession:** Negotiable

**Property Condition:** Updated/Remodeled

---

## Property Features



**Exterior Features:** Balcony,Security/High Impact Doors

**Interior Features:** Built-in Features,Closet Cabinetry,Kitchen Island,Walk-In Closet(s),Elevator

**Accessibility Features:** Accessibility Features,Accessible Elevator Installed,Other

**Waterfront Features:** Bay Front,No Fixed Bridges

**Pool Features:** Heated

**Parking Features:** Assigned,Covered,Two or More Spaces

**Appliances:** Dryer,Dishwasher,Microwave,Refrigerator,Washer

**Architectural Style:** High Rise

**Association Amenities:** Boat Dock,Marina,Business Center,Clubhouse,Fitness Center,Barbecue,Picnic Area,Pool,Elevator(s)

**Construction Materials:** Block

**Cooling:** Central Air

**Cooling Y/N:** 1

**Covered Spaces:** 2

**Flooring:** Tile

**Furnished:** Unfurnished

**Garage Spaces:** 2

**Garage Y/N:** 1

**Heating:** Central

**Heating Y/N:** 1

**Pets Allowed:** No Pet Restrictions,Yes

**View:** Canal,Intercoastal,Ocean

**View Y/N:** 1

**Entry Level:** 3

**Entry Location:** 3

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

**Property Attached Y/N:** 1

**Waterfront Y/N:** 1

**Stories Total:** 25

---

## Miscellaneous

**Public Survey Township:** 22

**Public Survey Section:** 9

**Syndication Remarks:** Beautiful 3 bedroom 3,5 bathroom corner unit

**Year Built Details:** New Construction

**Virtual Tour URL:**  
<https://www.propertypanorama.com/instaview/mia/A11269020>

---

## Fees & Taxes



**Tax Annual Amount:** 20984

**Tax Year:** 2021

**Tax Legal Description:** MARINA  
PALMS RESIDENCES SOUTH  
CONDO UNIT 309 UNDIV 0.4649%  
INT IN COMMON ELEMENTS OFF  
REC 29233-1641

**Association Fee:** 1825

**Association Fee Frequency:**  
Monthly

**Association Fee Includes:** Association  
Management,Amenities,Common Areas,Cable TV,Hot  
Water,Insurance,Parking,Pool(s),Reserve  
Fund,Roof,Sewer,Security,Trash,Water

---

## Courtesy of

**Office Name:** London Foster Realty

