



A11392526 © Miami MLS® 2023

**\$3,300,000**

## **17201 COLLINS AVE 2705 SUNNY ISLES BEACH FL 33160**

<https://miamirealestateinc.com>

Elegance meets extravagance in this completely reimagined sky high residence! Walk into the new construction type high end finishes and upgrades in the well established Ocean IV landmark building in Sunny Isles. Take pleasure in watching sunrises and sunsets from the multiple terraces or the luxury of the lavish soaking tub. Call this one of [...]

- 4 beds
- 5 baths
- Condominium
- Residential
- Active
- 3018 sq ft

### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 4 beds

**Area:** 3018 sq ft

**Bathrooms Full:** 4

**Category:** Residential

**Status:** Active

**Bathrooms:** 5 baths

**Year built:** 2006



---

## Rooms & Units Description

**Unit Number:** 2705

---

## Location Details

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

---

## Property details

**Total Building Area:** 3018

**Parcel Number:** 31-22-11-077-1400

**Subdivision Name:** OCEAN FOUR CONDO

**Possession:** Close Of Escrow

---

## Property Features



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

**Waterfront Features:** Ocean Front

**Pool Features:** Association,Heated

**Security Features:** Smoke Detector(s)

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** City,Ocean

**Entry Level:** 27

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

**Waterfront Y/N:** 1

**Stories Total:** 45

**Interior Features:** Built-in Features,Closet Cabinetry,Sitting Area in Primary,Bar,Walk-In Closet(s)

**Window Features:** Blinds

**Parking Features:** Attached,Garage,Two or More Spaces

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

**Association Amenities:** Billiard Room,Business Center,Clubhouse,Fitness Center,Pool,Spa/Hot Tub,Elevator(s)

**Cooling:** Central Air

**Covered Spaces:** 2

**Garage Spaces:** 2

**Heating:** Central

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

**View Y/N:** 1

**Entry Location:** 27

**Property Attached Y/N:** 1

**Attached Garage Y/N:** 1

---

## Miscellaneous

**Public Survey Township:** 31

**Syndication Remarks:** Elegance meets extravagance in this completely reimagined sky high residence!

**Virtual Tour URL:** <https://tours.swift-pix.com/e/BYxqZn8>

**Public Survey Section:** 11

**Year Built Details:** Condo-Conversion

---

## Fees & Taxes



**Tax Annual Amount:** 24778

**Tax Year:** 2022

**Tax Legal Description:** OCEAN FOUR  
CONDO UNIT 2705 UNDIV 0.55447%  
INT IN COMMON ELEMENTS OFF REC  
25120-2730 COC 26172-0491 01 2008  
1

**Association Fee:** 2695

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Amenities, Common  
Areas, Insurance, Maintenance  
Structure, Pool(s), Sewer, Trash, Water

---

## Courtesy of

**Office Name:** Core Realty Associates, Inc.

