

A11546440 © Miami MLS © 2024



**\$2,499,999**

## **1755 COLLINS AVE 1908 SUNNY ISLES BEACH FL 33160**

<https://miamirealestateinc.com>

Rare opportunity to own this luxurious 3bedroom, 3bathroom residence on the 19 floor, 2,274SQ FT(floor plan attached)With only two units per floor, enjoy unparalleled privacy and exclusivity. The floor-to-ceiling windows invite the breathtaking panorama of direct ocean and city views. Step onto two oversized balconies that seamlessly blend the outdoor and indoor spaces, offering a [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 2090 sq ft

### **Basics**

**Bathrooms Full:** 3

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 1998

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 2090 sq ft



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## Rooms & Units Description

**Unit Number:** 1908

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## Location Details

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

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## Property details

**Total Building Area:** 2090

**Parcel Number:** 31-22-11-062-2360

**Subdivision Name:** THE PINNACLE CONDO

**Possession:** Close Of Escrow

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## Property Features

**Exterior Features:** Tennis Court(s)

**Waterfront Features:** Ocean Front

**Parking Features:** Assigned,Covered,One Space,Valet

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

**Construction Materials:** Stucco

**Cooling Y/N:** 1

**Flooring:** Other

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Ocean

**Entry Location:** 19

**Waterfront Y/N:** 1

**Interior Features:** Entrance Foyer,Elevator

**Pool Features:** Heated

**Security Features:** Elevator Secured,Lobby Secured,Security Guard

**Association Amenities:** Elevator(s),Fitness Center,Library,Playground,Pool,Spa/Hot Tub,Tennis Court(s)

**Cooling:** Electric

**Covered Spaces:** 1

**Garage Spaces:** 1

**Heating:** Electric

**Pets Allowed:** Conditional,Yes

**Entry Level:** 19

**Property Attached Y/N:** 1

**Stories Total:** 42



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## Miscellaneous

**Public Survey Township:** 31

**Public  
Survey  
Section:** 11

**Syndication Remarks:** Rare opportunity to own this exquisite and luxurious 3-bedroom, 3-bathroom residence on the 19th floor, spanning 2300 sq ft.

**Year Built  
Details:**  
Resale

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11546440>

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## Fees & Taxes

**Tax Annual Amount:** 30872

**Tax Year:** 2023

**Tax Legal Description:** THE PINNACLE CONDO UNIT  
1908 UNDIV 0.45982 INT IN COMMON ELEMENTS OFF  
REC 18334-990 OR 18443-1312 1198 1

**Association Fee:** 6685

**Association Fee Frequency:** Quarterly

**Association Fee Includes:**  
Amenities,Common Areas

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## Courtesy of

**Office Name:** Grand State Realty

