

A11395998 © Miami MLS © 2023



\$1,449,000

## 216 POINCIANA DR 206 SUNNY ISLES BEACH FL 33160

<https://miamirealestateinc.com>

Welcome to the crown jewel of Sunny Isles! This contemporary townhouse has been completely updated and converted into a smart home with the ability to control all lights, and appliances from your smartphone. This townhome features three bedroom, two-and-a-half bathroom with high ceiling throughout. Brand new appliances, flooring, kitchen, bathrooms, railing, painting, and deck. Private [...]

- 3 beds
- 3 baths
- Townhouse
- Residential
- Active
- 2265 sq ft

### Basics

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Townhouse

**Bedrooms:** 3 beds

**Area:** 2265 sq ft

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 1980



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## Rooms & Units Description

**Unit Number:** 206

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## Location Details

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

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## Property details

**Total Building Area:** 2265

**Subdivision Name:** POINCIANA IS YT & RCQ CLU

**Parcel Number:** 31-22-14-021-0180

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## Property Features



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

**Interior Features:** Built-in Features,Breakfast Area,Closet Cabinetry,First Floor Entry,High Ceilings,Kitchen Island,Living/Dining Room,Split Bedrooms,Skylights,Separate Shower,Upper Level Primary

**Laundry Features:** Washer Hookup,Dryer Hookup

**Waterfront Features:** Bay Front,Canal Front

**Window Features:** Skylight(s)

**Pool Features:** Association

**Parking Features:** Assigned,One Space,Garage Door Opener

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

**Architectural Style:** Split-Level

**Association Amenities:** Pool,Tennis Court(s)

**Construction Materials:** Block

**Cooling:** Central Air

**Cooling Y/N:** 1

**Covered Spaces:** 1

**Flooring:** Tile

**Furnished:** Furnished

**Garage Spaces:** 1

**Garage Y/N:** 1

**Heating:** Central

**Heating Y/N:** 1

**Pets Allowed:** Conditional,Yes

**View:** Bay,Canal

**View Y/N:** 1

**Entry Level:** 1

**Entry Location:** 1

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

**Waterfront Y/N:** 1

**Stories Total:** 2

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## Miscellaneous

**Public Survey Township:** 31

**Public Survey Section:** 14

**Syndication Remarks:** see attached

**Year Built Details:**  
Newly  
Updated/Renovated

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11395998>

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## Fees & Taxes



**Tax Annual Amount:** 9246 **Tax Year:** 2023

**Tax Legal Description:** **Association Fee:** 1131  
POINCIANA IS YT & RCQ  
CLUB CONDO UNIT 206  
UNDIV 0.5069% INT IN  
COMMON ELEMENTS OFF  
REC 10775-131 OR  
17787-4407 0997 1  
F/A/U 30-2214-021-0180

**Association Fee  
Frequency:** Monthly

**Association Fee Includes:** Amenities,Common Areas,Cable  
TV,Insurance,Internet,Parking,Pool(s),Sewer,Security,Trash,Water

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## Courtesy of

**Office Name:** Compass Florida, LLC.

