



**\$1,400,000**

## **251 CRANDON BLVD 706 KEY BISCAYNE FL 33149**

<https://miamirealestateinc.com>

Enjoy all the amenities Key Colony has to offer at this remodeled 2 bedroom / 2 bath oceanfront unit at Key Colony's Oceansound, located directly on Key Biscayne's finest beach. Enjoy a beachfront lifestyle with multiple pools, beachfront restaurant, 12 tennis courts, fitness center, onsite convenience and groceries store, playground, recreation rooms and more. This [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1546 sq ft

### **Basics**

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 1979

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1546 sq ft



---

## Rooms & Units Description

**Unit Number:** 706

**Number of Units in the Community:** 1200

---

## Location Details

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

**Directions:** Drive S on Crandon Blvd. At the 2nd traffic light upon entering KB, make a left & enter Key Colony through guard gate. Take a right after gate & then the 2nd left. At the top of the ramp, Oceansound will be on your left, closest to the ocean.

**Elementary School:**  
Keybiscayne

**High School:** Mast Academy

---

## Property details

**Total Building Area:** 1546

**Direction Faces:** West

**Subdivision Name:** KEY COLONY NO 2 CONDO

**Parcel Number:** 24-42-32-018-0520

**Possession:** Closing & Funding

**Property Condition:** Updated/Remodeled

---

## Property Features



**Exterior Features:** Balcony, Storm/Security Shutters

**Waterfront Features:** Ocean Front

**Pool Features:** Heated

**Appliances:** Built-In Oven, Dryer, Dishwasher, Electric Range, Disposal, Microwave, Refrigerator, Washer

**Association Amenities:** Bike Storage, Clubhouse, Fitness Center, Barbecue, Picnic Area, Playground, Pool, Spa/Hot Tub, Storage, Tennis Court(s), Trail(s), Trash, Elevator(s)

**Cooling:** Electric

**Covered Spaces:** 2

**Garage Spaces:** 2

**Heating:** Electric

**Pets Allowed:** Conditional, Yes

**View Y/N:** 1

**Entry Location:** 7

**Property Attached Y/N:** 1

**Attached Garage Y/N:** 1

**Utilities:** Cable Available

**Interior Features:** Bedroom on Main Level, Closet Cabinetry, Dining Area, Separate/Formal Dining Room, Dual Sinks, Entrance Foyer, Eat-in Kitchen, Elevator, Main Level Primary, Main Living Area Entry Level, Split Bedrooms, Separate Shower

**Window Features:** Blinds

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

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Carpet, Marble

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Bay, Garden

**Entry Level:** 7

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

**Waterfront Y/N:** 1

**Stories Total:** 12

---

## Miscellaneous

**Public Survey Township:** 24

**Syndication Remarks:** Beautiful 2/2 for sale at Key Colony's oceanfront building Oceansound, featuring pools, beachfront restaurant, 12 tennis courts, gym, and playground.

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11337230>

**Public Survey Section:** 32

**Year Built Details:** Resale



---

## Fees & Taxes

**Tax Annual Amount:** 10376

**Tax Year:** 2022

**Tax Legal Description:** KEY  
COLONY NO 2 CONDO UNIT 706  
UNDIV .002932% INT IN  
COMMON ELEMENTS OFF REC  
10465-318 OR 16310-0651  
0494 1 COC 21897-4764 11  
2003 4

**Association Fee:** 4439

**Association Fee Frequency:**  
Quarterly

**Association Fee Includes:** Association  
Management,Amenities,Common Areas,Cable TV,Maintenance  
Grounds,Maintenance  
Structure,Parking,Pool(s),Sewer,Security,Trash

---

## Courtesy of

**Office Name:** One Sotheby's International Realty

