

A11319319 © Miami MLS® 2023



**\$1,160,000**

## **300 SUNNY ISLES BLVD 4-903 SUNNY ISLES BEACH FL 33160**

<https://miamirealestateinc.com>

Spectacular move-in ready 3BED 3BATHS located in the desirable city of Sunny Isles. Gorgeous city & Ocean views from a large terrace. Unit is offered Turn-key fully furnished saving you tons of time just bring your tooth brush. Tastefully decorated with "Pottery Barn" furniture. Walking distance to the beach. Featuring floor to ceiling hurricane impact [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 1524 sq ft

### **Basics**

**Bathrooms Full:** 3

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 2019

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 1524 sq ft



---

## Rooms & Units Description

**Unit Number:** 4-903

**Number of Units in the Community:** 161

---

## Location Details

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

**Directions:** TAKE 163 STREET EAST AND BEFORE REACHING A1A (COLLINS AVE) MAKE A RIGHT TO 300 SUNNY ISLES BVLD BUILDING (the building is PARQUE TOWERS - TOWER # 4).

**Elementary School:** Norman S.  
Edelcup K-8

**Middle/Junior School:** Highland Oaks

**High School:** Alonzo and Tracy  
Mourning Sr. High

---

## Property details

**Total Building Area:** 1524

**Direction Faces:** North

**Subdivision Name:** PARQUE TOWERS CONDO

**Parcel Number:** 31-22-14-044-0440

**Possession:** Closing & Funding

---

## Property Features



**Building Features:** Exterior Lighting

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

**Waterfront Features:** Canal Front, Intracoastal Access, Navigable Water, Seawall

**Pool Features:** Association

**Security Features:** Fire Sprinkler System, Smoke Detector(s)

**Architectural Style:** High Rise, Split-Level

**Construction Materials:** Block, Other

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile, Other

**Garage Spaces:** 1

**Heating:** Central, Electric

**New Construction Y/N:** 1

**View:** City, Ocean, Water

**Entry Level:** 9

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

**Stories Total:** 26

**Door Features:** French Doors

**Interior Features:** Breakfast Bar, Bedroom on Main Level, Convertible Bedroom, Closet Cabinetry, Dining Area, Separate/Formal Dining Room, Dual Sinks, French Door(s)/Atrium Door(s), Kitchen Island, Living/Dining Room, Split Bedrooms, Separate Shower, Walk-In Closet(s)

**Window Features:** Blinds, Impact Glass, Sliding

**Parking Features:** Assigned, Covered, Detached, Garage, One Space

**Appliances:** Built-In Oven, Dryer, Dishwasher, Electric Range, Electric Water Heater, Disposal, Microwave, Other, Refrigerator, Self Cleaning Oven, Washer

**Association Amenities:** Billiard Room, Bike Storage, Business Center, Clubhouse, Community Kitchen, Fitness Center, Playground, Pool, Sauna, Spa/Hot Tub, Trash, Transportation Service

**Cooling:** Central Air, Electric

**Covered Spaces:** 1

**Furnished:** Furnished

**Garage Y/N:** 1

**Heating Y/N:** 1

**Pets Allowed:** Conditional, Yes

**View Y/N:** 1

**Entry Location:** 9

**Waterfront Y/N:** 1

**Utilities:** Cable Available

---

## Miscellaneous



**Development Public Survey Township:** 31

**Status:** New  
Construction

**Public  
Survey  
Section:** 14

**Syndication Remarks:** Spectacular move-in ready 3BED 3BATHS Fully furnished located in the desirable city of Sunny Isles, Enjoy city and Ocean views from a large terrace.

**Year Built  
Details:**  
Resale

**Virtual Tour URL:**  
<https://www.dropbox.com/s/i2ccgexjvbklgaa/300SunnyIslesBlvd9031SunnyIslesBeachFL33160.mp4?dl=0>

---

## Fees & Taxes

**Tax Annual Amount:** 10524

**Tax Year:** 2022

**Tax Legal Description:**

PARQUE TOWERS CONDO UNIT  
4-903 UNDIV 0.2448% INT IN  
COMMON ELEMENTS OFF REC  
28957-0068

**Association Fee:** 1023

**Association Fee Frequency:**  
Monthly

**Association Fee Includes:** Association  
Management,Amenities,Common Areas,Cable  
TV,Internet,Maintenance Structure,Pool(s),Recreation  
Facilities,Roof,Sewer,Security,Trash,Water

---

## Courtesy of

**Office Name:** Brokers, LLC

