

A11884922 © Miami MLS © 2025



**\$17,400,000**

## **31 LA GORCE CIR**

<https://miamirealestateinc.com>

10-11 53 42 LA GORCE ISLAND PB 34-83 LOT 3 BLK 11 LOT SIZE  
SITE VALUE OR 17704-2530 0597 4 Set within the celebrated  
enclave of La Gorce Island, 31 La Gorce Circle presents a rare  
pre-completion opportunity that unites architectural vision, scale,  
and exclusivity. Positioned on a 0.59 acre+/- (25,896 SF+/-)  
parcel, the envisioned [...]

- 7 beds
- 8 baths
- SingleFamilyResidence
- Residential
- Active
- 0 sq ft

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 8 baths

**Floors:** 1 floor

**Lot size:** 22500, 22500 sq ft

**View:** Other,Pool

**County:** Miami-Dade

**Type:** SingleFamilyResidence

**Bedrooms:** 7 beds

**Half baths:** 1 half bath

**Area:** 0 sq ft

**Year built:** 2025

**Subdivision Name:** LA GORCE ISLAND

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## Building Details

**Water Source:** Public

**Lot Features:** LessThanOneAcre

**Construction Materials:** Block

**Garage Spaces:** 2

**Architectural Style:** Detached,OneStory

**Sewer:** PublicSewer

**Covered Spaces:** 2

**Floor covering:** Other

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## Amenities & Features

**Pool Features:** InGround,Pool

**Security Features:**  
GatedCommunity,SecurityGuard

**Cooling:** CentralAir,Electric

**Heating:** Central,Electric

**Appliances:** Other

**Parking Features:** Attached,Driveway,Garage

**Roof:** Flat,Tile

**Exterior Features:** Other

**Interior Features:**  
BedroomOnMainLevel,WalkInClosets

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## Nearby Schools

**Middle Or Junior School:** Nautilus

**High School:** Miami Beach

**Elementary School:** North Beach



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## Expenses, Fees & Taxes

**Association Fee:** \$7,500

**Tax Annual Amount:** \$114,474

**Tax Year:** 2024

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## Miscellaneous

**Association Fee Frequency:** Annually **List Office Name:** Bespoke Real Estate Florida LLC

**Listing Terms:** Cash

**Community Features:** Gated,HomeOwnersAssociation

**Direction Faces:** West

