



**\$1,025,000**

## **3131 NE 188 ST 1-1101**

<https://miamirealestateinc.com>

THE ATRIUM AT AVENTURA CONDO UNIT 1-1101 UNDIV  
0.00560544% INT IN COMMON ELEMENTS OFF REC 25456-2483  
COC 25835-1716 07 2007 1 Experience an amazing lifestyle at its  
finest. Stunning waterfront 1,818 sf ft condo with breathtaking  
views and a huge balcony that provides the perfect setting for  
relaxing and entertaining. The interior boasts top-of-the-line  
features, [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 1818 sq ft

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Floors:** 12 floors

**Year built:** 2007

**Subdivision Name:** THE ATRIUM AT AVENTURA CO

**Type:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 1818 sq ft

**View:** Canal,Intercoastal,Water

**County:** Miami-Dade County

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## Building Details

**Architectural Style:** HighRise

**Covered Spaces:** 2

**Floor covering:** Marble

**Construction Materials:** Block

**Garage Spaces:** 2

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## Amenities & Features

**Pool Features:** Association

**Security Features:**

DoorMan,SecuredGarageParking,KeyCardEntry,SmokeDetectors

**Association Amenities:**

Marina,Clubhouse,FitnessCenter,Playground,Pool,Trash,Elevators

**Window Features:** Blinds,ImpactGlass,Sliding

**Exterior Features:** Balcony,SecurityHighImpactDoors

**Heating:** Central,Electric

**Features:** ExteriorLighting

**Parking Features:** Assigned,Attached,Covered,Garage,TwoorMoreSpaces

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

**Waterfront Features:** CanalFront

**Cooling:** CentralAir,Electric

**Furnished:** Unfurnished

**Interior Features:**

Bidet,BuiltinFeatures,BedroomonMainLevel,DualSinks,EntranceFoyer,FirstFloorEntry,KitchenIsland,LivingDiningRoom,MainLivingAreaEntryLevel,SplitBedrooms,SeparateShower

**Appliances:** Dryer,Dishwasher,ElectricRange,ElectricWaterHeater,Disposal,Microwave,Refrigerator,Washer

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## Nearby Schools

**Middle Or Junior School:** Highland Oaks

**High School:** Michael Krop

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## Expenses, Fees & Taxes

**Association Fee:** \$1,724

**Tax Year:** 2022

**Tax Annual Amount:** \$9,428

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## Miscellaneous



**Association Fee Frequency:** Monthly **List Office Name:** BHHS EWM Realty

**Listing Terms:** Cash

