

## 4000 ISLAND BLVD 2506 AVENTURA FL 33160

<https://miamirealestateinc.com>

Designer renovated modern and spacious 3 bedroom, 3 baths, with a contemporary open den. Complete Impact throughout. Open island kitchen with state of the art appliances. Spectacular views of Bay, Ocean and Sunny Isles. Concierge service w/country club amenities. BRING OFFERS. Easy to show.

\$2,700,000

- 3 beds
- 4 baths
- Condominium
- Residential
- Active
- 3335 sq ft

### Basics

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 3335 sq ft

**Bathrooms Full:** 3

**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Year built:** 1985



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## Rooms & Units Description

**Unit Number:** 2506

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## Location Details

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

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## Property details

**Total Building Area:** 3335

**Subdivision Name:** 4000 ISL BLVD WILLIAMS IS

**Parcel Number:** 28-22-10-067-1540

**Possession:** Closing & Funding

**Property Condition:** Updated/Remodeled

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## Property Features



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

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

**Waterfront Features:** Bay Front,Seawall

**Appliances:** Other

**Association Amenities:** Basketball Court,Clubhouse,Fitness Center,Other,Tennis Court(s)

**Cooling:** Central Air

**Covered Spaces:** 2

**Furnished:** Unfurnished

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Bay,Intercoastal,Ocean

**Entry Level:** 25

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

**Waterfront Y/N:** 1

**Utilities:** Cable Available

**Interior Features:** Built-in Features,Bedroom on Main Level,Breakfast Area,Closet Cabinetry,Kitchen Island,Pantry

**Accessibility Features:** Accessible Entrance,Accessible Hallway(s)

**Parking Features:** Covered,Two or More Spaces,Valet

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile

**Garage Spaces:** 2

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**View Y/N:** 1

**Entry Location:** 25

**Property Attached Y/N:** 1

**Stories Total:** 28

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## Miscellaneous

**Public Survey Township:** 28

**Public Survey Section:** 10

**Syndication Remarks:** Renovated modern 3 Bd/3 Bh. with a contemporary open denOpen island kitchen with state of the art appliances. BRING OFFERS easy to show

**Year Built Details:** Resale

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11188429>

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## Fees & Taxes



**Tax Year:** 2021

**Tax Legal Description:** 4000 ISL BLVD WILLIAMS ISL  
CONDO UNIT 2506 UNDIV .8892% INT IN COMMON  
ELEMENTS OFF REC 12519-2663 OR 16441-0314 0794  
1 F/A/U 30-2210-067-154

**Association Fee:** 1700

**Association Fee Frequency:** Annually

**Association Fee Includes:** Common  
Areas, Recreation Facilities, Trash, Water

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## Courtesy of

**Office Name:** Rivero Real Estate , Inc.

