



**\$1,100,000**

## **420 POINCIANA DR 1712 SUNNY ISLES BEACH FL 33160**

<https://miamirealestateinc.com>

PRIVATE ISLAND IN SUNNY ISLES BEACH, FLORIDA. DIRECT WATER & YOUR DECK AND BOAT DOCK. BEST IN SUNNY ISLES BEACH, TOTALLY PRIVATE, GATED COMMUNITY ON WATER, TENNIS COURTS, GYM, RAQUET BALL, BASEKET BALL ON WATER. PRIVATE SPACE IN PRIMARY ROOM TURN IT INTO YOUR CHAMPAGNE OR CIGAR ROOM, WASHER /DRYER, COVERED GARAGE PARKING, PATIO NEXT [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 2370 sq ft

### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 2370 sq ft

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 1981



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## Rooms & Units Description

**Unit Number:** 1712

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## Location Details

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

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## Property details

**Total Building Area:** 2370

**Subdivision Name:** POINCIANA IS YT & RCQ CLU

**Possession:** Closing & Funding

**Disclosures:** Owner Is Listing Agent

**Parcel Number:** 31-22-14-021-1780

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## Property Features



**Exterior Features:** Barbecue,Deck,Tennis Court(s)

**Interior Features:** Bidet,Built-in Features,Closet Cabinetry,Dual Sinks,Entrance Foyer,First Floor Entry,Garden Tub/Roman Tub,Custom Mirrors,Pantry,Sitting Area in Primary,Split Bedrooms,Upper Level Primary,Vaulted Ceiling(s),Walk-In Closet(s)

**Waterfront Features:** Intracoastal Access

**Pool Features:** Association

**Parking Features:** Covered,One Space

**Security Features:** Smoke Detector(s)

**Appliances:** Dryer,Dishwasher,Electric Water Heater,Disposal,Ice Maker,Microwave,Refrigerator,Self Cleaning Oven

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

**Association Amenities:** Pool

**Construction Materials:** Block

**Cooling:** Central Air

**Cooling Y/N:** 1

**Covered Spaces:** 1

**Flooring:** Marble

**Garage Spaces:** 1

**Garage Y/N:** 1

**Heating:** Central

**Heating Y/N:** 1

**Pets Allowed:** Size Limit,Yes

**View:** Intercoastal

**Entry Level:** 1

**Entry Location:** 1

**Patio and Porch Features:** Deck

**Property Attached Y/N:** 1

**Waterfront Y/N:** 1

**Stories Total:** 2

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## Miscellaneous

**Public Survey Township:** 31

**Public Survey Section:** 14

**Syndication Remarks:** PRIVATE ISLAND IN SUNNY ISLES BEACH, FLORIDA.

**Year Built Details:** Resale

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11310341>

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## Fees & Taxes



**Tax Annual Amount:** 8650

**Tax Year:** 2022

**Tax Legal Description:**

POINCIANA IS YT & RCQ CLUB  
CONDO UNIT 1712 UNDIV 0.4939%  
INT IN COMMON ELEMENTS OFF  
REC 10775-131 F/A/U  
30-2214-021-1780 OR 20327-1891  
02/20

**Association Fee:** 860

**Association Fee Frequency:**

Monthly

**Association Fee Includes:** Association

Management,Common Areas,Cable  
TV,Insurance,Legal/Accounting,Maintenance  
Grounds,Maintenance Structure,Parking,Pool(s),Recreation  
Facilities,Trash,Water

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## Courtesy of

**Office Name:** Beachfront Realty Inc

