



**\$1,749,000**

## **4391 COLLINS AV 1007 MIAMI BEACH FL 33140**

<https://miamirealestateinc.com>

Experience lavish oceanfront living in this north-facing 1-bed, 1.5-bath at Fontainebleau III. Enjoy ocean, bay, and pool views in this fully furnished unit with a king bed, sleeper sofa, 2 TVs, fully equipped kitchen, dishwasher, washer/dryer, microwave, and a spacious terrace. Enroll in hotel rental program & receive income while away! The Fontainebleau resort offers [...]

- 1 bed
- 2 baths
- Condominium
- Residential
- Active
- 958 sq ft

### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 1 bed

**Area:** 958 sq ft

**Bathrooms Full:** 1

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 2008



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## Rooms & Units Description

**Unit Number:** 1007

**Number of Units in the Community:** 462

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## Location Details

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

**Elementary School:** North Beach

**Middle/Junior School:** Nautilus

**High School:** Miami Beach

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## Property details

**Direction Faces:** North

**Subdivision Name:** Fontainebleau III Sorrento

**Parcel Number:** 02-32-23-026-1040 **Possession:** Closing & Funding

**Living Area Source:** Owner

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## Property Features



**Exterior Features:** Balcony

**Waterfront Features:** Ocean Front

**Parking Features:** One Space,Valet

**Appliances:** Dryer,Dishwasher,Electric Range,Microwave,Refrigerator

**Association Amenities:** Billiard Room,Business Center,Clubhouse,Community Kitchen,Elevator(s),Fitness Center,Playground,Pool,Sauna,Spa/Hot Tub,Trail(s)

**Cooling:** Central Air

**Flooring:** Carpet,Marble

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**Entry Level:** 10

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

**Waterfront Y/N:** 1

**Interior Features:** Bedroom on Main Level,Entrance Foyer,Elevator,Walk-In Closet(s)

**Pool Features:** Association,Heated

**Security Features:** Door Man,Elevator Secured,Lobby Secured

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Furnished:** Furnished

**Heating Y/N:** 1

**View:** Ocean

**Entry Location:** 10

**Property Attached Y/N:** 1

**Stories Total:** 19

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## Miscellaneous

**Public Survey Township:** 2

**Syndication Remarks:** Beautiful Fontainebleau III Jr Suite w/ocean & pool views.

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11523174>

**Public Survey Section:** 23

**Year Built Details:** Resale

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## Fees & Taxes



**Tax Annual Amount:** 16736

**Tax Year:** 2023

**Tax Legal Description:**

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CONDUNIT 1007 UNDIV 0.28756883%  
INT IN COMMON ELEMENTS OFF

**Association Fee:** 1493

**Association Fee Frequency:**

Monthly

**Association Fee Includes:** Association

Management,Cable TV,Electricity,Hot  
Water,Insurance,Maintenance Structure,Parking,Pest  
Control,Pool(s),Recreation  
Facilities,Sewer,Security,Water

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## Courtesy of

**Office Name:** Coldwell Banker Realty

