



**\$1,950,000**

**5757 COLLINS AVE 806 MIAMI BEACH FL  
33140**

<https://miamirealestateinc.com>

Designer unit on Millionaire's Row which underwent a Gut renovation completed in 2018 by Light On White Design Studio, featured in Architectural Digest, Elle Decor, Vogue Living and Luxe Interiors. Spanning just under 2000 sq ft, all bedrooms have Ocean views. A New kitchen featuring Gaggenau appliances and Dornbracht plumbing fixtures and marble throughout all [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 1980 sq ft

## Basics

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 1980 sq ft

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 1991



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## Rooms & Units Description

**Unit Number:** 806

**Number of Units in the Community:** 137

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## Location Details

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

**Middle/Junior School:** Nautilus

**Elementary School:** North Beach

**High School:** Miami Beach

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## Property details

**Total Building Area:** 1980

**Subdivision Name:** LEXCELLENCE CONDO

**Possession:** Closing & Funding

**Direction Faces:** East

**Parcel Number:** 02-32-11-057-1030

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## Property Features



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

**Waterfront Features:** Ocean Front

**Pool Features:** Association

**Security Features:** Door Man,Elevator Secured,Fire Sprinkler System

**Association Amenities:** Bike Storage,Cabana,Clubhouse,Community Kitchen,Fitness Center,Barbecue,Picnic Area,Playground,Pool,Sauna,Spa/Hot Tub

**Cooling:** Central Air

**Covered Spaces:** 1

**Furnished:** Unfurnished

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** City,Ocean

**Entry Location:** 8

**Property Attached Y/N:** 1

**Attached Garage Y/N:** 1

**Interior Features:** Bedroom on Main Level,Breakfast Area,Dining Area,Separate/Formal Dining Room,Dual Sinks,Family/Dining Room,Separate Shower,Walk-In Closet(s),Elevator

**Window Features:** Impact Glass

**Parking Features:** Attached,Covered,Garage,Guest,One Space

**Appliances:** Dryer,Dishwasher,Electric Range,Ice Maker,Microwave,Refrigerator,Washer

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Wood

**Garage Spaces:** 1

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**Entry Level:** 8

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

**Waterfront Y/N:** 1

**Stories Total:** 24

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## Miscellaneous

**Public Survey Township:** 2

**Syndication Remarks:** 3 bed 2.5 bath Designer unit in L'Excellence Designed by Light On White Design Studio and Featured in Elle Decor & Architectural Digest.

**Virtual Tour URL:**

<https://tours.blueoceanmiami.com/lexcellenceresidence806/?mls>

**Public Survey Section:** 11

**Year Built Details:** Effective Year Built



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## Fees & Taxes

**Tax Annual Amount:** 18581

**Tax Year:** 2023

**Tax Legal Description:**

L'EXCELLENCE CONDO UNIT 806  
UNDIV 0.009267% INT IN COMMON  
ELEMENTS OFF REC 14898-1421 OR  
19827-3586 0801 1

**Association Fee:** 1805

**Association Fee Frequency:**

Monthly

**Association Fee Includes:** Amenities,Common  
Areas,Maintenance  
Structure,Parking,Sewer,Security,Water

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## Courtesy of

**Office Name:** Brown Harris Stevens

