

\$1,075,000

## 6000 ISLAND BL 104 AVENTURA FL 33160

<https://miamirealestateinc.com>

NEW! NEW! NEW! PREMIERE BUILDING BELLE MARE IN WILLIAMS ISLAND/ FRENCH RIVIERA + AVENTURA! ENTER FROM PRIVATE ELEVATOR FOYER TO INCREDIBLE ALL RENOVATED LIGHT WHITE CONTEMPORARY LANAI RESIDENCE WITH INTER COASTAL VIEWS AT YOUR FINGERTIPS TO TAKE YOUR BREATH AWAY. SOLD FURNISHED. HIGH CEILINGS, HUGE TERRACE AT WATERS EDGE. GOURMET EUROPEAN DESIGNED OPEN KITCHEN AND [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1316 sq ft

### Basics

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 2005

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1316 sq ft



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## Rooms & Units Description

**Unit Number:** 104

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## Location Details

**County Or Parish:** Miami-Dade County  
**Directions:** ENTER GUARD GATE IN WILLIAMS ISLAND IN THE HEART OF AVENTURA. NEAR SHOPS, RESTAURANTS, FRESH MARKET, AVENTURA MALL, GREAT SCHOOLS, HOUSES OF WORSHIP, MINUTES TO THE BEACH, 2 INTERNATIONAL AIRPORTS AND MORE!

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## Property details

**Builder Model:** LANAI

**Total Building Area:** 1316

**Direction Faces:** East

**Subdivision Name:** BELLAMARE @ WILLIAMS ISLAN

**Parcel Number:** 28-22-10-092-0030 **Possession:** Closing & Funding

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## Property Features



**Exterior Features:**

Balcony,Security/High Impact Doors

**Waterfront Features:** Bay Front,Intracoastal Access

**Pool Features:** Association,Heated

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

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Furnished:** Furnished

**Heating Y/N:** 1

**View:** Intercoastal

**Entry Location:** 1

**Property Attached Y/N:** 1

**Stories Total:** 31

**Interior Features:** Bedroom on Main Level,Closet Cabinetry,Dining Area,Separate/Formal Dining Room,Entrance Foyer,First Floor Entry,Vaulted Ceiling(s),Walk-In Closet(s)

**Window Features:** Sliding

**Parking Features:** Valet

**Appliances:** Dryer,Dishwasher,Electric Range,Disposal,Ice Maker,Microwave,Refrigerator,Trash Compactor

**Association Amenities:** Billiard Room,Clubhouse,Community Kitchen,Elevator(s),Fitness Center,Library,Barbecue,Picnic Area,Playground,Pool,Spa/Hot Tub,Tennis Court(s),Trail(s),Transportation Service

**Cooling:** Central Air,Electric

**Flooring:** Marble

**Heating:** Central,Electric

**Pets Allowed:** Size Limit,Yes

**Entry Level:** 1

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

**Waterfront Y/N:** 1

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## Miscellaneous

**Public Survey Township:** 28

**Syndication Remarks:** PREMIERE BUILDING BELLE MARE IN WILLIAMS ISLAND. SOLD FURNISHED. INCREDIBLE REMODELED LANAI RESIDENCE, INTERCOASTAL VIEWS. SPACIOUS FLOOR PLAN 1,316SF

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11228872>

**Public Survey Section:** 10

**Year Built Details:** Resale

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## Fees & Taxes



**Tax Annual Amount:** 8207

**Tax Year:** 2021

**Tax Legal Description:**

BELLAMARE @ WILLIAMS  
ISLANDCONDOUNIT 104 UNDIV  
0.2040% INT IN COMMON  
ELEMENTS OFF

**Association Fee:** 1673

**Association Fee Frequency:**

Monthly

**Association Fee Includes:** Association

Management,Common Areas,Cable TV,Maintenance  
Grounds,Pest Control,Pool(s),Sewer,Security,Trash,Water

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## Courtesy of

**Office Name:** Coldwell Banker Realty

