



**\$ 1,179,000.00**

## **6345 COLLINS AVE TH4 MIAMI BEACH FL 33141**

<https://miamirealestateinc.com>

Unique 2 story TH unit w/ DIRECT pool & beach access from unit patio. Casablanca is one of only two buildings in Mid Beach that allows daily rentals through Airbnb & other platforms. Low HOA dues of \$654/month. Current owner has just invested \$50,000 in renovations and new furnishings. Cap...

- 2 beds
- 3 baths
- Condominium
- Residential
- Active

### **CALL US NOW**

Phone: 305.600.0958

Email: [info@cays.com](mailto:info@cays.com)

Address: Cays Realty - Miami Real Estate Company, 13499 Biscayne Ste 105, North Miami, FL 33181

## BASIC FACTS

<b>MLS #:</b> A11206728	<b>Post Updated:</b> 2022-08-23 19:14:02
<b>Bedrooms:</b> 2	<b>Bathrooms:</b> 3
<b>Bathrooms Half:</b> 1	<b>Bathrooms Full:</b> 2
<b>Area:</b> 1430 sq ft	<b>Lot Size Units:</b> Square Feet
<b>Year built:</b> 1995	<b>Status:</b> Active
<b>Type:</b> Condominium	

## ROOMS & UNITS DESCRIPTION

**Unit Number:** TH4

## LOCATION DETAILS

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

## PROPERTY DETAILS

<b>Total Building Area:</b> 1430 sq ft	<b>Subdivision Name:</b> THE CASABLANCA CONDO
<b>Parcel Number:</b> 02-32-11-064-0040	<b>Possession:</b> Closing & Funding

## PROPERTY FEATURES

<b>Exterior Features:</b> Balcony,Patio	<b>Interior Features:</b> First Floor Entry,Main Living Area Entry Level,Other
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**Laundry Features:** Washer  
Hookup,Dryer Hookup

**Pool Features:** Association

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

**Association Amenities:** Fitness  
Center,Pool

**Cooling:** Central Air

**Flooring:** Tile

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**View Y/N:** 1

**Entry Location:** 1

**Property Attached Y/N:** 1

**Stories Total:** 11

**Waterfront Features:** Ocean Access,Ocean Front

**Parking Features:** Valet

**Appliances:** Built-In  
Oven,Dryer,Dishwasher,Microwave,Refrigerator,Water  
Purifier,Washer

**Construction Materials:** Block

**Cooling Y/N:** 1

**Furnished:** Furnished

**Heating Y/N:** 1

**View:** Ocean

**Entry Level:** 1

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

**Waterfront Y/N:** 1

## MISCELLANEOUS

**Public Survey Township:** 2

**Public Survey Section:** 11

**Syndication Remarks:** Unique 2-story townhouse unit at the Casablanca Miami Beach with DIRECT pool and beach access from the unit patio that ALLOWS daily rentals!

**Virtual Tour URL:**

<https://my.matterport.com/show/?m=jPBfonyJWH8&mIs=1>

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