



\$1,250,000

650 WEST AVE 2509 MIAMI BEACH FL 33139

<https://miamirealestateinc.com>

Breathtaking Direct Bay View!! Spacious 2/2 Unit Available At The Floridian Condominium. This Beautiful Building Offers Great Amenities Including 2 Pools, Community Room, Fully Equipped Gym, Tennis Court, Barbecue Area, Bar Etc. Great Location. Easy to show

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1078 sq ft

Basics

Bathrooms Full: 2

Category: Residential

Status: Active

Bathrooms: 2 baths

Year built: 1997

Lot Size Units: Square Feet

Type: Condominium

Bedrooms: 2 beds

Area: 1078 sq ft



Rooms & Units Description

Unit Number: 2509

Location Details

County Or Parish: Miami-Dade County

Property details

Subdivision Name: THE FLORIDIAN CONDO

Parcel Number: 02-42-04-014-2410

Possession: Other

Property Features



Exterior Features:
Barbecue,Tennis Court(s)

Waterfront Features: Bay
Front

Parking Features: Two or
More Spaces

Architectural Style: High
Rise

Construction Materials:
Block

Cooling Y/N: 1

Flooring: Wood

Garage Y/N: 1

Heating Y/N: 1

View: Bay

Entry Level: 25

Property Attached Y/N: 1

Stories Total: 34

Interior Features: Bedroom on Main Level,Split Bedrooms,Walk-
In Closet(s)

Pool Features: Association

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

Association Amenities: Boat Dock,Billiard Room,Bike
Storage,Business Center,Cabana,Clubhouse,Elevator(s),Fitness
Center,Barbecue,Picnic Area,Pool

Cooling: Central Air

Covered Spaces: 2

Garage Spaces: 2

Heating: Central

Pets Allowed: Conditional,Yes

View Y/N: 1

Entry Location: 25

Waterfront Y/N: 1

Miscellaneous

Public Survey Township: 2

**Public Survey
Section:** 4

Syndication Remarks: Breathtaking Direct Bay View!! Spacious 2/2 Unit
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Great Amenities

Year Built Details:
Condo-Conversion

Virtual Tour URL:

<https://www.propertypanorama.com/instaview/mia/A11340887>

Fees & Taxes



Tax Annual Amount: 11000

Tax Year: 2022

Tax Legal Description: THE FLORIDIAN CONDO UNIT
2509 UNDIV 0.003020065 INT IN COMMON ELEMENTS OFF
REC 22370-1320 COC 24270-1304 02 2006 1

Association Fee: 1303

Association Fee Frequency: Monthly

Association Fee Includes:
Amenities,Cable TV

Courtesy of

Office Name: SOBE International Realty

