

\$1,395,000

9 ISLAND AVE 905 MIAMI BEACH FL 33139

<https://miamirealestateinc.com>

RARELY available 05 line! This is the ONE! THE BEST location, amenities with bayside/downtown VIEWS! UPDATED unit! Kitchen in '04, stunning Kohler /Duravit custom baths (soaking tub) in 2022! Large porcelain floor tiles (non slip on balcony) split floor plan, large walk in closets, recess lights, **NEW IMPACT windows/doors already ordered and will be installed [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1440 sq ft

Basics

Bathrooms Full: 2

Category: Residential

Status: Active

Bathrooms: 2 baths

Year built: 1981

Lot Size Units: Square Feet

Type: Condominium

Bedrooms: 2 beds

Area: 1440 sq ft



Rooms & Units Description

Unit Number: 905

Location Details

County Or Parish:
Miami-Dade County

Directions: AAA location!! Located on Belle Isle -walk to Purdy Ave shops/cafes, Lincoln Rd, park & dog park right across the street, and across from The Standard Hotel. 9 Island Ave is THE building to be in on Belle Isle- the BEST amenities. This is the one!

Property details

Total Building Area: 1440

Subdivision Name: NINE ISLAND AVENUE CONDO

Parcel Number: 02-32-33-053-0860 **Possession:** Closing & Funding

Property Features



Building Features: Exterior Lighting

Interior Features: Dining Area, Separate/Formal Dining Room, Eat-in Kitchen, Living/Dining Room, Split Bedrooms, Walk-In Closet(s)

Window Features: Blinds, Impact Glass

Appliances: Dishwasher

Association Amenities: Boat Dock, Bike Storage, Cabana, Clubhouse, Barbecue, Picnic Area, Playground, Spa/Hot Tub, Elevator(s)

Cooling: Central Air

Covered Spaces: 1

Garage Spaces: 1

Heating: Central

Pets Allowed: Conditional, Yes

View Y/N: 1

Entry Location: 9

Property Attached Y/N: 1

Stories Total: 26

Exterior Features: Balcony

Waterfront Features: Bay Front, Ocean Access

Parking Features: Guest, One Space, Valet

Architectural Style: High Rise

Construction Materials: Block

Cooling Y/N: 1

Flooring: Ceramic Tile, Tile

Garage Y/N: 1

Heating Y/N: 1

View: Bay, City, Water

Entry Level: 9

Patio and Porch Features: Balcony, Open

Waterfront Y/N: 1

Utilities: Cable Available

Miscellaneous

Public Survey Township: 2

Syndication Remarks: Location, Amenities & VIEWS!! and...it's updated

Virtual Tour URL:

<https://my.matterport.com/show/?m=DvfMLoDQs55&brand=0>

Public Survey Section: 33

Year Built Details: Resale

Fees & Taxes



Tax Annual Amount: 11834 **Tax Year:** 2021

Tax Legal Description: NINE **Association Fee:** 1675
ISLAND AVENUE CONDO UNIT
905 UNDIV 0.318% INT IN
COMMON ELEMENTS OFF REC
11301-109 OR 18789-412
0999 1 COC 22847-1872 11
2004 1

Association Fee Frequency: Monthly **Association Fee Includes:** Association Management, Common Areas, Insurance, Legal/Accounting, Maintenance Grounds, Maintenance Structure, Pool(s), Recreation Facilities, Roof, Sewer, Security

Courtesy of

Office Name: Compass Florida, LLC.

