

A11323144 © Miami MLS® 2023



**\$1,495,000**

## **90 ALTON RD 1602 MIAMI BEACH FL 33139**

<https://miamirealestateinc.com>

Beautiful 2 bed 2 bath. Rare 02 Line, Facing Southwest, Most Desirable View Exposure. This Unit has been Fully Updated. Investors Dream. Seller Wants a Post Occupancy Lease Back for Life. All Other Terms are Negotiable Prior to Closing. This Is a Buyers Dream Scenario Who Is looking for A Long-Term Investment Return and Does [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1130 sq ft

### **Basics**

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 1999

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1130 sq ft



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## Rooms & Units Description

**Unit Number:** 1602

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## Location Details

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

**Elementary School:** South Pointe

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## Property details

**Total Building Area:** 1130

**Subdivision Name:** YACHT CLUB AT PORTOFINO C

**Parcel Number:** 02-42-03-234-0770 **Possession:** Seller Rent Back

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## Property Features



**Exterior Features:**

Barbecue,Tennis Court(s)

**Waterfront Features:** Bay Front

**Pool Features:**

Association,Heated

**Security Features:** Fire Sprinkler System,Smoke Detector(s)

**Architectural Style:** Other

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile

**Garage Spaces:** 1

**Heating:** Central,Electric

**View:** Bay

**Entry Level:** 16

**Property Attached Y/N:** 1

**Stories Total:** 34

**Interior Features:** Eat-in Kitchen,Elevator,Kitchen Island,Living/Dining Room,Pantry

**Window Features:** Blinds

**Parking Features:** One Space

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

**Association Amenities:** Boat Dock,Marina,Bike Storage,Cabana,Fitness Center,Barbecue,Picnic Area,Pool,Sauna,Spa/Hot Tub,Tennis Court(s),Trash,Elevator(s)

**Cooling:** Central Air

**Covered Spaces:** 1

**Furnished:** Unfurnished

**Garage Y/N:** 1

**Heating Y/N:** 1

**View Y/N:** 1

**Entry Location:** 16

**Waterfront Y/N:** 1

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## Miscellaneous

**Public Survey Township:** 2

**Syndication Remarks:** Beautiful 2 bed 2 bath. Rare 02 Line, Facing South West, Most Desirable View Exposure.

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11323144>

**Public Survey Section:** 3

**Year Built Details:**  
Resale

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## Fees & Taxes



**Tax Annual Amount:** 10268

**Tax Year:** 2022

**Tax Legal Description:** YACHT CLUB AT  
PORTOFINO CONDO UNIT 1602 UNDIV  
.304% INT IN COMMON ELEMENTS OFF  
REC 18784-2578 OR 18956-3025 1299 1  
COC 23440-0900/24011-0556

**Association Fee:** 1426

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Cable TV,Hot  
Water,Insurance,Parking,Pest  
Control,Pool(s),Sewer,Security,Trash,Water

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## Courtesy of

**Office Name:** One Sotheby's International Re

