

A11554718 © Miami MLS 2024



**\$1,290,000**

## **9261 E BAY HARBOR DR 402 BAY HARBOR ISLANDS FL 33154**

<https://miamirealestateinc.com>

Luxurious 2-bedroom 2-bathroom Condo in Bay Harbor Islands. Stunning views of the bay and cityscape, super spacious and bright rooms and living areas, gourmet kitchen. Great location! Excellent for short rentals. Don't miss this incredible opportunity!

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1303 sq ft

### **Basics**

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 2017

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1303 sq ft



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## Rooms & Units Description

**Unit Number:** 402

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## Location Details

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

**Directions:** Please use GPS!

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## Property details

**Total Building Area:** 1303

**Subdivision Name:** THE IVORY RESIDENCE CONDO

**Parcel Number:** 13-22-27-118-0090 **Possession:** Close Of Escrow

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## Property Features



**Exterior Features:** Balcony, Security/High Impact Doors

**Interior Features:** Built-in Features, Bedroom on Main Level, Closet Cabinetry

**Waterfront Features:** Bay Front, River Front

**Pool Features:** Association, Heated

**Parking Features:** One Space

**Security Features:** Door Man, Key Card Entry, Lobby Secured

**Appliances:** Dryer, Dishwasher, Other

**Association Amenities:** Boat Dock, Bike Storage, Clubhouse, Fitness Center, Other, Pool, Trash, Elevator(s)

**Construction Materials:** Block

**Cooling:** Central Air

**Cooling Y/N:** 1

**Covered Spaces:** 1

**Flooring:** Ceramic Tile

**Garage Spaces:** 1

**Garage Y/N:** 1

**Heating:** Central, Electric

**Heating Y/N:** 1

**Pets Allowed:** Conditional, Yes

**View:** Bay, Intercoastal, River

**View Y/N:** 1

**Entry Level:** 4

**Entry Location:** 4

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

**Property Attached Y/N:** 1

**Waterfront Y/N:** 1

**Stories Total:** 8

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## Miscellaneous

**Public Survey Township:** 13

**Public Survey Section:** 27

**Syndication Remarks:** Luxurious 2-bedroom 2-bathroom Condo in Bay Harbor Islands. Stunning views of the bay, super spacious and bright rooms. Excellent for short rentals.

**Year Built Details:** New Construction

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11554718>

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## Fees & Taxes



**Tax Annual Amount:** 15051

**Tax Year:** 2024

**Tax Legal Description:** THE IVORY  
RESIDENCE CONDO UNIT 402 UNDIV 2.29% INT  
IN COMMON ELEMENTS OFF REC 30522-0334

**Association Fee:** 738

**Association Fee Frequency:** Monthly

**Association Fee Includes:**  
Amenities,Common Areas,Hot  
Water,Maintenance Grounds,Maintenance  
Structure

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## Courtesy of

**Office Name:** Gabriela Rodino Group LLC

