

A10825306 © Miami MLS © 2023



**\$1,499,000**

## **9261 E BAY HARBOR DR 702 BAY HARBOR ISLANDS FL 33154**

<https://miamirealestateinc.com>

Sought after Bay Harbour Islands , wonderful boutique building. Roof top pool. Short term allowed ! Great for investors and Air BNB. Rented until Nov/2023. Direct waterview. Corner unit. Very spacious, bright. 2bd plus den big enough for 3rd bd., has 3 full ba. Good for Shabbat, 7th floor, walking distance to Shul , restaurants [...]

- 2 beds
- 3 baths
- Condominium
- Residential
- Active
- 1958 sq ft

### **Basics**

**Bathrooms Full:** 3

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Year built:** 2017

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1958 sq ft



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## Rooms & Units Description

**Unit Number:** 702

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## Location Details

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

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## Property details

**Total Building Area:** 1958

**Subdivision Name:** THE IVORY RESIDENCE CONDO

**Parcel Number:** 13-22-27-118-0120 **Possession:** Closing & Funding

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## Property Features



**Exterior Features:** Balcony

**Interior Features:** Bidet,Dual Sinks,Living/Dining Room,Other,Separate Shower,Walk-In Closet(s),Elevator

**Waterfront Features:** Canal Front,Intracoastal Access

**Pool Features:** Association,Heated

**Parking Features:** Assigned,Covered,Two or More Spaces,Garage Door Opener

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

**Appliances:** Built-In Oven,Dishwasher,Electric Range,Microwave,Refrigerator,Self Cleaning Oven,Washer

**Association Amenities:** Boat Dock,Bike Storage,Clubhouse,Community Kitchen,Fitness Center,Pool,Spa/Hot Tub,Storage,Trash,Elevator(s)

**Construction Materials:** Block

**Cooling:** Central Air,Other

**Cooling Y/N:** 1

**Covered Spaces:** 2

**Flooring:** Ceramic Tile,Marble,Other

**Garage Spaces:** 2

**Garage Y/N:** 1

**Heating:** Central

**Heating Y/N:** 1

**Pets Allowed:** Conditional,Yes

**View:** Intercoastal,Water

**View Y/N:** 1

**Entry Level:** 7

**Entry Location:** 7

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

**Property Attached Y/N:** 1

**Waterfront Y/N:** 1

**Stories Total:** 9

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## Miscellaneous

**Public Survey Township:** 13

**Public Survey Section:** 27

**Syndication Remarks:** Small boutique building, new, spacioius , bright, den can be 3rd bd, direct waterview,rooftop pool.a pleasure to show. Close to all , shops ,schools.

**Year Built Details:** New Construction

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11324106>

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## Fees & Taxes



**Tax Annual Amount:** 15209

**Tax Year:** 2022

**Tax Legal Description:** THE IVORY  
RESIDENCE CONDO UNIT 702 UNDIV 3.43%  
INT IN COMMON ELEMENTS OFF REC  
30522-0334

**Association Fee:** 1110

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Amenities,Hot  
Water,Insurance,Maintenance  
Structure,Pool(s),Trash,Water

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## Courtesy of

**Office Name:** Compass Florida, LLC.

