



A11675157 © Miami MLS® 2024

**\$5,499,000**

## **FL, SUNNY ISLES BEACH**

<https://18975collinsave.com>

18975 COLLINS CONDO UNIT 2001 UNDIV 0.3523% INT IN COMMON ELEMENTS OFF REC 31715-2560 FOR SALE STUNNING LUXURIOUS UNIT 2001. THE ELEGANT RESIDENCE IS FULLY DESIGNER FINISHED, FEATURES 3 FULL BDRS+LARGE DEN+SERVICE QUATER/ 5,5 BATHS. UNIT HAS THE SPACIOUS FLOOR PLAN, WITH UNOBSTRUCTED BREATHTAKING VIEWS OF ENDLESS OCEAN AND INTERCOASTAL. EXCELLENT MODERN AND LIGHT CONDO [...]

- 3 beds
- 6 baths
- Condominium
- Residential
- Active
- 2468 sq ft

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 6 baths

**Floors:** 56 floors

**Year built:** 2019

**Subdivision Name:** ARMANI CASA

**Type:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 2468 sq ft

**View:** Ocean,Water

**County:** Miami-Dade

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## Building Details

**Architectural Style:** HighRise,Other

**Covered Spaces:** 2

**Floor covering:** CeramicTile, Tile

**Construction Materials:** Block

**Garage Spaces:** 2

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## Amenities & Features

**Pool Features:** Association,Heated

**Security Features:**

ComplexFenced,ElevatorSecured,SecuredGarageParking,FireSprinklerSystem,SmokeDetectors

**Association Amenities:**

BusinessCenter,Cabana,FitnessCenter,Other,Playground,Pool,Sauna,SpaHotTub,Elevators

**Utilities:** CableAvailable

**Cooling:** CentralAir,Electric,Zoned

**Furnished:** Negotiable

**Interior Features:**

BuiltInFeatures,ClosetCabinetry,EatInKitchen,KitchenIsland,Other,SplitBedrooms,WalkInClosets,Bar

**Parking Features:**

Attached,Covered,Garage,TwoOrMoreSpaces,Valet

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

**Waterfront Features:** OceanAccess,OceanFront

**Window Features:** Blinds,ImpactGlass

**Exterior Features:** Balcony,Barbecue,SecurityHighImpactDoors

**Heating:** Central,Electric,Zoned

**Appliances:**

BuiltInOven,Dryer,Dishwasher,ElectricRange,SelfCleaningOven,Washer

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## Nearby Schools

**Middle Or Junior School:** Norman S. Edelcup K-8

**Elementary School:** Norman S. Edelcup K-8

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## Expenses, Fees & Taxes

**Association Fee:** \$4,058

**Tax Year:** 2023

**Tax Annual Amount:** \$46,302



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## Miscellaneous

**Association Fee Frequency:** Monthly

**List Office Name:** Bogatov Realty

**Listing Terms:** Cash,Conventional,Cryptocurrency

**Direction Faces:** East

