

A11611007 © Miami MLS® 2024



**\$6,498,000**

## **2500, 18975, COLLINS AVE, SUNNY ISLES BEACH, FL, 33160**

<https://18975collinsave.com>

18975 COLLINS CONDO UNIT 2500 UNDIV 0.4576% INT IN COMMON ELEMENTS OFF REC 31715-2560 Welcome to a realm of unparalleled luxury and sophistication, where the essence of Italian elegance meets the vibrant energy of Sunny Isles Beach. For the first time on the market, nestled within the Residences by Armani Casa, this 4-bedroom, 5.5 bath, [...]

- 4 beds
- 6 baths
- Condominium
- Residential
- Active
- 3206 sq ft

### **Basics**

**Category:** Residential

**Status:** Active

**Bathrooms:** 6 baths

**Floors:** 56 floors

**Year built:** 2019

**Subdivision Name:** Residences of Armani Casa

**Type:** Condominium

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Area:** 3206 sq ft

**View:** Ocean, Pool, Water

**County:** Miami-Dade



# Building Details

Architectural Style: HighRise

Covered Spaces: 2

Floor covering: Marble, Tile

Construction Materials: Block

Garage Spaces: 2

## Amenities & Features

Parking Features: Assigned,Detached,Garage

Accessibility Features: AccessibleElevatorInstalled,AccessibleEntrance

Waterfront Features: OceanAccess,OceanFront

Window Features: Blinds,ImpactGlass,Sliding

Exterior Features: Barbecue,SecurityHighImpactDoors

Heating: Central

Appliances: BuiltInOven,Dryer,Dishwasher,Disposal,IceMaker,Microwave,Refrigerator,TrashCompactor,Washer

Security Features: ElevatorSecured,LobbySecured,SecurityGuard,SmokeDetectors

Association Amenities: BusinessCenter,Cabana,FitnessCenter,Playground,Pool,Sauna,SpaHotTub,Elevators

Utilities: CableAvailable

Cooling: CentralAir

Furnished: Unfurnished

Interior Features: BuiltInFeatures,BedroomOnMainLevel,BreakfastArea,DiningArea,SeparateFormalDiningRoom,DualSinks,EntranceFoyer,EatInKitchen,JettedTub,SeparateShower,WalkInClosets,Elevator,Bar

# Expenses, Fees & Taxes

Association Fee: \$4,500

Tax Annual Amount: \$64,412

Tax Year: 2023

# Miscellaneous

Association Fee Frequency: Monthly

List Office Name: The Agency Florid LLC

Listing Terms: Cash

