



A11947917 SEFMLS© 2026

**\$5,170,000**

## FL, SUNNY ISLES BEACH

<https://18975collinsave.com>

18975 COLLINS CONDO UNIT 3603 UNDIV 0.3242% INT IN COMMON ELEMENTS OFF REC 31715-2560 Experience luxury living at Residences by Armani Casa, created by the renowned architect Cesar Pelli & Giorgio Armani. This STUNNING 3 bed 3.5 bath unit is the most sought-after line at the 5-star Armani, offering unobstructed ocean & city bay views. [...]

- 3 beds
- 4 baths
- Condominium
- Residential
- Active
- 2271 sq ft

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Floors:** 52 floors

**Year built:** 2019

**Subdivision Name:** 18975 COLLINS CONDO

**Type:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 2271 sq ft

**View:** Intercoastal,Ocean

**County:** Miami-Dade



## Building Details

**Architectural Style:** HighRise  
**Covered Spaces:** 3  
**Floor covering:** Marble

**Construction Materials:** Block  
**Garage Spaces:** 3

## Amenities & Features

**Parking Features:** Attached, Garage, TwoOrMoreSpaces

**Association Amenities:** FitnessCenter, Elevators

**Window Features:** Blinds, ImpactGlass

**Exterior Features:** Barbecue

**Heating:** Central

**Appliances:**

Dryer, Dishwasher, ElectricWaterHeater, Disposal, TrashCompactor

**Security Features:** ElevatorSecured

**Waterfront Features:**  
NoFixedBridges, OceanAccess, OceanFront

**Cooling:** CentralAir

**Furnished:** Furnished

**Interior Features:**  
BuiltInFeatures, ClosetCabinetry, KitchenIsland, CustomMirrors, Bar

## Expenses, Fees & Taxes

**Association Fee:** \$4,452

**Tax Annual Amount:** \$56,519

**Tax Year:** 2025

## Miscellaneous

**Association Fee Frequency:** Monthly

**List Office Name:** Jason Mitchell Real Estate Flo

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

**Direction Faces:** East

