

# A Property for Your Consideration . . .

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Miami Beach

7728 COLLINS AV # 6

\$ 249,000

REF #: M1407400

Status: Active-Availab

Complex Name:  
Vilazul

Bedrooms: 1

Full Baths: 1

Half Baths: 1

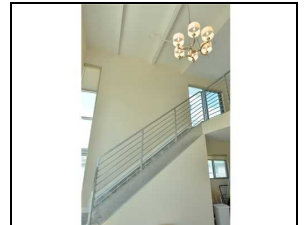
SqFt Liv Area: ≈1058

Year Built: ≈2006/Resale

Faces: South

Garage: 1/Attached

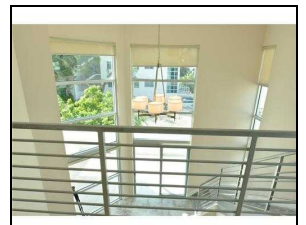
Carport:



Waterfront: N/Ocean Access

Cooling: Central Cooling/Electric Cooling

Welcome home to Vilazul loft #6. Offering a very large 2-story loft with 2 terraces, garage parking and a rooftop cabana. Stainless steel Kenmore appliances, black granite, washer/dryer, guest bathroom and plenty of room for comfortable living near the ocean. Miami's NoBe neighborhood with Million \$ SFH's across the street, a volleyball court and pedestrian beach walk connecting to South Beach! Rooftop Wading Pool, Private Cabana and the ultimate in Miami Beach living. Easy to rent & Investor friendly.



Master Bathroom:

Interior Features:

First Floor Entry/ Elevator/ Vaulted Ceilings/ Walk-In Closets

Amenities:

Bike/Jog Path/ Pool/ Private Pool

Exterior Features:

Open Balcony

Maint Fee: \$302 TOA: C Total Fees: \$302/M

Maintenance Includes:

All Amenities/ Building Exterior/ Common Area/ Elevator/ Hot Water



Directions: COLLINS AVENUE AND 77TH ON THE WEST SIDE OF COLLINS

Tax Amount\$: \$ 6,717

Tax Year: 2009

DAV/SOH\$: ≈\$ 343,750

DMV/ASV\$: