

A Property for Your Consideration . . .

Presented by : Marc Knight
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Sunny Isles Beach

18911 COLLINS AV # 2407

↓ 998,000

REF #: M1284455

Sale Price: \$ 900,000

CD: 07/23/2009

DOM: 191

Status: **Closed Sale**

Complex Name:
 OCEAN THREE

Bedrooms: 3

Full Baths: 4

Half Baths: 1

SqFt Liv Area: ≈2649

Year Built: ≈2003/Resale

Faces: East

Garage: 1/Attached

Carport:



Waterfront: Y/Ocean Front/Intracoastal Front

Cooling: Ceiling Fans/Central Cooling

Two secure, high speed elevators deliver you to your private foyer. Through the door into the regal entry gallery, its coffered ceilings offer a glimpse of the elegance to come. Take your first steps onto nearly 3000 square feet of marble flooring and behold 270 degrees of direct ocean, intracoastal, and city views. Your home in the sky has his/her bathrooms and closets, murphy bed. 5 star facility has restaurant, gym, pool, cabanas, free valet, garage parking, steam room, sauna, etc. Lowest priced 3/4.5



Master Bathroom:

Separate Tub & Shower/ Whirlpool/Spa

Interior Features:

Closets Cabinetry/ Built-Ins/ Elevator/ Foyer Entry/ Split Bedroom/ Walk-In Closets

Amenities:

Bar/ Billiard Room/ Clubhouse-Clubroom/ Community Room/ Exercise Room/ Extra Storage/ Heated Pool/ Library

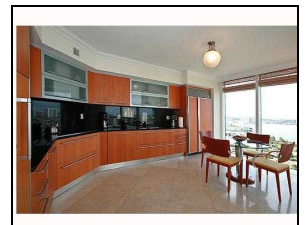
Exterior Features:

Open Balcony

Maint Fee: \$1,508 TOA: C Total Fees: \$0/M

Maintenance Includes:

Building Exterior/ Cable Tv/ Pool Service/ Recreation Facilities/ Roof Repairs



Directions: LEHMAN CAUSEWAY EAST TO A1A SOUTH, 1/2 BLOCK UTURN...HEAD NORTH TO 189 ST. BUILDING ON THE OCEAN SIDE TO YOUR RIGHT, PULL UP TO VALET

Tax Amount\$: \$ 15,108

Tax Year: 2008

DAV/SOH\$: ≈\$ 838,718

DMV/ASV\$: