



A11716093 © Miami MLS® 2025

**\$3,900,000**

## 10295 COLLINS AVE 306

<https://rluxury.com>

THE RESIDENCES AT ONE BAL HARBOUR CONDO UNIT 306 UNDIV  
0.3997866% INT IN COMMON ELEMENTS OFF REC 26014-0098  
COC 26084-4629 11 2007 1 NAME CH Rare Opportunity to Own a  
Stunning 2-Bedroom Residence in the Prestigious Residences at  
One Bal Harbour by the Ritz Carlton! Live the ultimate resort  
lifestyle with 5-star amenities, including private [...]

- 2 beds
- 3 baths
- Condominium
- Residential
- Active
- 2009 sq ft

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Floors:** 26 floors

**Year built:** 2007

**Subdivision Name:** 10295 COLLINS AVE RESDNTA

**Type:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 1 half bath

**Area:** 2009 sq ft

**View:** Bay, Intercoastal, Ocean

**County:** Miami-Dade



**Building Details**

**Architectural Style:** HighRise

**Covered Spaces:** 1

**Floor covering:** Carpet, CeramicTile

**Construction Materials:** Block

**Garage Spaces:** 1

**Amenities & Features**

**Pool Features:** Association

**Security Features:**

ElevatorSecured,SecuredGarageParking,LobbySecured,FireSprinklerSystem

**Association Amenities:**

BikeStorage,Elevators,FitnessCenter,Pool,Sauna,SpaHotTub,Storage,VehicleWashArea

**Window Features:** ImpactGlass

**Exterior Features:** Balcony,SecurityHighImpactDoors

**Interior Features:**

BuiltInFeatures,BedroomOnMainLevel,FirstFloorEntry,WalkInClosets

**Parking Features:** OneSpace,Valet

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

**Waterfront Features:**

Bayfront,OceanAccess,OceanFront,Seawall

**Cooling:** CentralAir

**Heating:** Central

**Appliances:** Dryer,Dishwasher

**Expenses, Fees & Taxes**

**Association Fee:** \$9,000

**Tax Annual Amount:** \$24,848

**Tax Year:** 2023

**Miscellaneous**

**Association Fee Frequency:** Quarterly **List Office Name:** Florida Best Realty, Inc.

**Listing Terms:** Cash

