



**\$80,000,000**

## 1649 W 22ND ST

<https://rluxury.com>

27-28-33-34 53 42 PB 40-8 SUNSET ISLANDS-ISLAND NO 4 LOT 23  
BLK 4A LOT SIZE 19812 SQ FT OR 20450-4259 05 2002 1

Extraordinary "Villa Tramonto" on gated Sunset Island 4 with sublime sunset views and coveted west exposure. Luxurious waterfront property under construction but still time to imbue your custom desires to create your [...]

- 8 beds
- 11 baths
- SingleFamilyResidence
- Residential
- Active
- 10385 sq ft

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 11 baths

**Area:** 10385 sq ft

**Year built:** 2026

**Subdivision Name:** SUNSET ISLANDS-ISLAND NO

**Type:** SingleFamilyResidence

**Bedrooms:** 8 beds

**Half baths:** 2 half baths

**Lot size:** 21497, 21497 sq ft

**View:** Bay,Intercoastal

**County:** Miami-Dade



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## Building Details

**Water Source:** Public

**Architectural Style:** Detached

**Lot Features:** QuarterToHalfAcreLot,SprinklerSystem

**Sewer:** PublicSewer

**Construction Materials:** Other

**Covered Spaces:** 16

**Garage Spaces:** 8

**Levels:** ThreeOrMore

**Floor covering:** Marble, Wood

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### Amenities & Features

**Pool Features:** CleaningSystem,Heated,Pool

**Security Features:** GatedCommunity,SmokeDetectors

**Roof:** Flat,Tile

**Window Features:** Blinds,TintedWindows

**Exterior Features:** Fence,OutdoorGrill,Patio

**Interior Features:**

Bidet,DiningArea,SeparateFormalDiningRoom,DualSinks,EntranceFoyer,EatInKitchen,HighCeilings,JettedTub,KitchenIsland,Pantry,SeparateShower,UpperLevelPrimary,WalkInClosets

**Parking Features:** Attached,CircularDriveway,Garage,GarageDoorOpener

**Patio & Porch Features:** Patio

**Waterfront Features:** Bayfront

**Cooling:** CentralAir,CeilingFans

**Heating:** Central

**Appliances:**

BuiltInOven,Dryer,Dishwasher,GasRange,GasWaterHeater,Microwave,Refrigerator,Washer

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## Expenses, Fees & Taxes

**Association Fee:** \$5,000

**Tax Annual Amount:** \$264,098

**Tax Year:** 2024

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## Miscellaneous

**Association Fee Frequency:** Annually

**List Office Name:** The Corcoran Group

**Listing Terms:** Cash

**Community Features:** Gated

**Direction Faces:** South

