

A11204438 © Miami MLS © 2022



**\$4,290,000**

## **16901 COLLINS AVE 2403 SUNNY ISLES BEACH FL 33160**

<https://rluxury.com>

AMAZING TURNKEY UNIT FULLY UPDATED AND READY TO MOVE IN. JADE SIGNATURE CONDO WAS DESIGNED BY HAZORG & DE MEURON, A PRIZE-WINNING SWISS ARCHITECTURE FIRM. THE UNIT IS FLOW-THROUGH FLOOR PLAN WITH AMAZING DIRECT OCEAN VIEW AND INTERCOASTAL VIEWS. PROPERTY FEATURES FLOOR TO CEILING WINDOWS, ITALIAN 48X48 PORCELAIN ON COMMON AREAS AND BEAUTIFUL WOOD FLOORS [...]

- 3 beds
- 5 baths
- Condominium
- Residential
- Active
- 2496 sq ft

### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 2496 sq ft

**Bathrooms Full:** 4

**Category:** Residential

**Status:** Active

**Bathrooms:** 5 baths

**Year built:** 2018



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## Rooms & Units Description

**Unit Number:** 2403

**Number of Units in the Community:** 192

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## Property details

**Total Building Area:** 2496

**Direction Faces:** East

**Subdivision Name:** JADE SIGNATURE CONDO

**Parcel Number:** 31-22-11-076-0950

**Possession:** Closing & Funding

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## Property Features



**Exterior Features:** Balcony

**Accessibility Features:** Accessibility Features,Other,Accessible Doors

**Window Features:** Blinds,Impact Glass

**Parking Features:** Assigned,Two or More Spaces,Valet

**Appliances:** Built-In Oven,Dryer,Dishwasher,Electric Range,Disposal,Microwave,Refrigerator,Washer

**Association Amenities:** Cabana,Fitness Center,Barbecue,Other,Picnic Area,Playground,Pool,Sauna,Spa/Hot Tub,Storage,Elevator(s)

**Cooling:** Central Air,Electric

**Covered Spaces:** 2

**Furnished:** Furnished

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Intercoastal,Ocean

**Entry Level:** 24

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

**Waterfront Y/N:** 1

**Interior Features:** Bedroom on Main Level,Breakfast Area,Closet Cabinetry,Entrance Foyer,Eat-in Kitchen,Family/Dining Room,Kitchen Island,Main Living Area Entry Level,Split Bedrooms,Elevator

**Waterfront Features:** Ocean Front

**Pool Features:** Association,Heated

**Security Features:** Fire Sprinkler System,Smoke Detector(s)

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Tile,Wood

**Garage Spaces:** 2

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**View Y/N:** 1

**Entry Location:** 24

**Property Attached Y/N:** 1

**Stories Total:** 57

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## Location Details

**County Or Parish:** Miami-Dade County

**Directions:** HEAD EAST ON 163RD ST, MAKE A LEFT (NORTH) ON COLLINS AVENUE. BUILDING WILL BE ON YOUR SIDE (EAST) ON 19901 COLLINS AVENUE

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## Fees & Taxes



**Tax Annual Amount:** 43775

**Tax Year:** 2021

**Tax Legal Description:** JADE  
SIGNATURE CONDO UNIT 2403  
UNDIV 0.4628% INT IN COMMON  
ELEMENTS OFF REC 28817-3997

**Association Fee:** 3595

**Association Fee Frequency:**  
Monthly

**Association Fee Includes:** Common Areas,Cable  
TV,Maintenance Grounds,Maintenance  
Structure,Parking,Pool(s),Recreation Facilities,Reserve  
Fund,Sewer,Security,Trash,Water

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## Miscellaneous

**Public Survey Township:** 31

**Public  
Survey  
Section:** 11

**Syndication Remarks:** AMAZING TURNKEY UNIT FULLY UPDATED AND READY TO  
MOVE IN. JADE SIGNATURE CONDO WAS DESIGNED BY HAZORG & DE  
MEURON,PRIZE-WINNING SWISS ARCHITECTURE FIRM

**Year Built  
Details:**  
Resale

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11204438>

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## Courtesy of

**Office Name:** Fortune Christie's International Real Estate

