



A11088356@Miami MLS® 2022

**\$4,100,000**

## **2600 ISLAND BLVD PH4 AVENTURA FL 33160**

<https://rluxury.com>

Enjoy breathtaking 180 degree views of the Intra-costal, Bay and Ocean from this spectacular 2-story Penthouse in the elegant and prestigious Residence Du Cap at Williams Island. This Penthouse offers a Jacuzzi and oversized wrap around terraces with spectacular views from every room, private elevator to your unit and elevator inside unit. Kitchen includes subzero [...]

- 4 beds
- 6 baths
- Condominium
- Residential
- Active
- 4910 sq ft

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### **Basics**

**Bathrooms Half:** 1

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 4 beds

**Area:** 4910 sq ft

**Bathrooms Full:** 5

**Category:** Residential

**Status:** Active

**Bathrooms:** 6 baths

**Year built:** 1998



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## Rooms & Units Description

**Unit Number:** PH4

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## Property details

**Total Building Area:** 4910

**Subdivision Name:** 2600 ISL BLVD WILLIAMS IS

**Parcel Number:** 28-22-10-081-1700 **Possession:** Closing & Funding

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## Property Features

**Exterior Features:**

Balcony, Porch

**Interior Features:** Dining Area, Separate/Formal Dining Room, Second Floor Entry, Entrance Foyer, Eat-in Kitchen, Elevator, First Floor Entry, Main Level Master, Sitting Area in Master

**Laundry Features:** Washer Hookup, Dryer Hookup

**Waterfront Features:** Bay Front, Canal Front, Intracoastal Access

**Window Features:** Sliding

**Pool Features:** Association

**Parking Features:** Valet

**Appliances:** Dryer, Dishwasher, Microwave, Refrigerator, Washer

**Architectural Style:** High Rise, Penthouse, Split-Level

**Association Amenities:** Billiard Room, Marina, Business Center, Cabana, Clubhouse, Fitness Center, Barbecue, Picnic Area, Pool, Tennis Court(s), Trail(s), Transportation Service, Elevator(s)

**Construction Materials:** Block

**Cooling:** Central Air

**Cooling Y/N:** 1

**Flooring:** Carpet, Marble

**Heating:** Central

**Heating Y/N:** 1

**Pets Allowed:** Size Limit, Yes

**View:** Canal, Intercoastal, Water

**View Y/N:** 1

**Entry Level:** 32

**Entry Location:** 32

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

**Property Attached Y/N:** 1

**Waterfront Y/N:** 1

**Stories Total:** 32



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## Location Details

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

**Directions:** Take Biscayne Blvd to 183 st, Williams Blvd. Bldg is all the way to the end after passing the gate guard.

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## Fees & Taxes

**Tax Annual Amount:** 43046

**Tax Year:** 2020

**Tax Legal Description:** 2600 ISL BLVD  
WILLIAMS ISL CONDO UNIT PH-4 UNDIV 0.8594%  
INT IN COMMON ELEMENTS OFF REC 17797-2609  
OR 18880-2942 1199 1

**Association Fee:** 3557

**Association Fee Frequency:** Monthly

**Association Fee Includes:**  
Amenities,Common Areas,Maintenance  
Grounds,Maintenance Structure

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## Miscellaneous

**Public Survey Township:** 28

**Public  
Survey  
Section:**  
10

**Syndication Remarks:** Enjoy breathtaking 180 degree views of the Intra-costal, Bay and Ocean from this spectacular 2-story Penthouse in the elegant.

**Year  
Built  
Details:**  
Resale

**Virtual Tour URL:**

<https://app.immoviewer.com/landing/unbranded/61ff976bc0464006cfa3216f>

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## Courtesy of

**Office Name:** BHHS EWM Realty

