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A12022383 SEFMLS© 2026



Price: \$370,000		MLS Number: A12022383		Condo / Town Home	
18021 Biscayne Blvd Unit 1701/2, Aventura, Florida 33160 USA					
Beds: 3		Baths: 2		Half Baths: 1	
Living Area: 1,830		Unit: 1701/2		HOA Fees: \$1,681	
Waterfront: YES		Year Built: 1971			
Community: DEL PRADO MARINA			Subdivision: DEL PRADO MARINA		
Elementary School: Aventura Waterways			Junior High: Highland Oaks		

ABOUT THIS PROPERTY

Experience waterfront living and exceptional investment potential at this beautiful residence in Aventura located at 11111 Bldv. #1701/02, Aventura 33160. This spacious corner unit offers approximately 1,830 SF of living space with breath-taking unobstructed bay views that create the perfect South Florida lifestyle. The property features a versatile layout with 2 bedrooms, 2 bathrooms, plus a separate attached efficiency with its own half bath â€” ideal for extended family, guests, or additional income. A fantastic opportunity for investors, the property is already generating immediate cash flow. The main 2-bedroom is currently rented for \$2,700 per month, while the efficiency is rented for \$1,300 per month, producing a combined net of \$4,000. Enjoy abundant natural light, expansive water views from high above the city, and the flexibility of a multi-unit in one of South Florida's most desirable locations. Conveniently located near shopping, dining, beaches, and the world-famous Aventura Mall. Whether you are looking for a primary residence, vacation property, or income-producing investment, this is an opportunity to own a bayfront property with strong rental potential in the heart of Aventura.

