

# INES FLAX

YOUR PREMIER OCEANFRONT SPECIALIST  
& MOST TRUSTED NAME IN SOUTH FLORIDA REAL ESTATE.



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Price: \$1,395,000		MLS Number: A11649146		Condo / Town Home	
16699 Collins Ave Unit 2602, Sunny Isles Beach, Florida 33160 USA					
Beds: 2		Baths: 2		Half Baths: 1	
Living Area: 1,602		Unit: 2602		HOA Fees: \$1,386	
Waterfront: YES		Year Built: 2006			
Community: LA PERLA CONDO			Subdivision: LA PERLA CONDO		

## ABOUT THIS PROPERTY

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Direct-Corner Ocean-Front Condo!! This stunning contemporary designed unit features 2 bedrooms, 2.5 bathrooms, balcony overlooking stunning Atlantic Ocean coast-line. Open concept kitchen and living room area; great for family 2024 ac unit & new 2022 cooking range. 3 parking spaces! Full access to state-of-the-art amenities including pool, gym, The Hard Rock & Casino. Walking distance to banks, stores, supermarkets, restaurants, bars and more!!

