

# INES FLAX

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





|   |  |                       |                                  |                    |  |
|---|--|-----------------------|----------------------------------|--------------------|--|
| Price: \$720,000  |  | MLS Number: A11822484 |                                  | Condo / Town Home  |  |
| 100 Lincoln Rd Unit 811, Miami Beach, Florida 33139 USA |  |                       |                                  |                    |  |
| Beds: 2   |  | Baths: 2              |                                  | Living Area: 1,190 |  |
| Unit: 811   |  | HOA Fees: \$0         |                                  | Year Built: 1965   |  |
| Community: THE DECOPLAGE CONDO                          |  |                       | Subdivision: THE DECOPLAGE CONDO |                    |  |

## ABOUT THIS PROPERTY

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Beautiful corner 2 bed 2 bath apartment with oversize balcony and lot of natural light due to the SW exposure and w room. It can be rented immediately or be renovated for a more modern look, in this case it can be divided in 2 indepe recertification and new hallways has to be assumed by buyer (\$496.97/mo until March 2034). Financing actually pos beautification, next door Ritz-Carlton Condo and all new Collins ave luxury Hotels coming soon.

