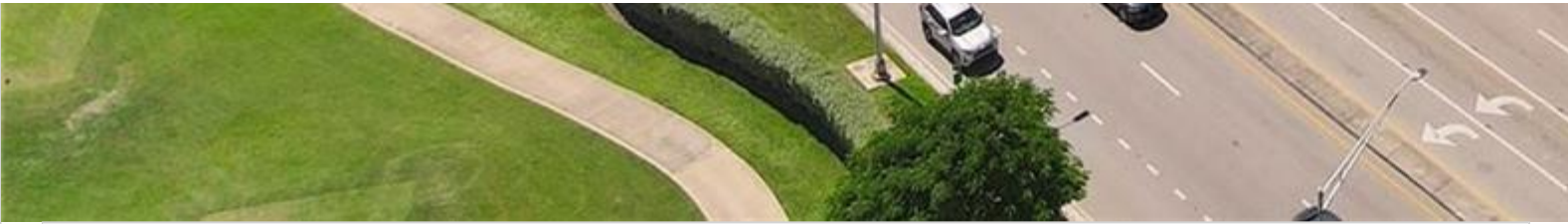


INES FLAX

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





Price: \$2,088,000		MLS Number: A11887214		Single Family	
2024 Alton, Miami Beach, Florida 33140 USA					
Beds: 6		Baths: 3		Living Area: 3,032	
Lot Square Feet: 7,320		HOA Fees:		Year Built: 1925	
Community: AMD PLAT OF SUNSET LAKE S			Subdivision: AMD PLAT OF SUNSET LAKE S		
Elementary School: North Beach			Junior High: Nautilus		
High School: Miami Beach					

ABOUT THIS PROPERTY

Over \$60,000 in price reductions! Generating \$6,500/month in rental income, this multifamily property sits directly across from a luxury residence (2,141 sq ft) offers 3BR/1BA, spacious living areas, a sunroom, fireplace, walk-in closets, and a kitchen with granite countertops. Attached 605 sq ft unit offers 1BR/1BA with full kitchen, living room, and large windows for natural light, rented at \$1,200/month. Detached 605 sq ft unit offers 1BR/1BA with full kitchen, living room, and large windows for natural light, rented at \$2,300/month. Impact windows throughout, minutes from Lincoln Road, Sunset Harbour, world-class dining, shopping, and entertainment. Call today for more details. 3% with a monthly payment probably lower than what you're paying in rent!!

