

# INES FLAX

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& MOST TRUSTED NAME IN SOUTH FLORIDA REAL ESTATE.

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Price: \$1,199,500

MLS Number: A11909821

Condo / Town Home

255 Poinciana Dr Unit 605, Sunny Isles Beach, Florida 33160 USA

Beds: 3

Baths: 2

Half Baths: 1

Living Area: 2,265

Unit: 605

HOA Fees: \$1,677

Waterfront: YES

Year Built: 1980

Community: POINCIANA IS YT & RCQ CLU

Subdivision: POINCIANA IS YT & RCQ CLU

Elementary School: Norman S. Edelcup K-8

Junior High: Highland Oaks

## ABOUT THIS PROPERTY

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Spacious Waterfront Townhome on Poinciana Island. Gated, 3 car parking, 3 bed, 2.5 bath townhome with vaulted ceilings, marble floors, and a patio with slate floors and water views. One car garage plus assigned front parking. Deep unit, New roof, impact front door, airy, light-filled interiors. The ocean is across the street. Resort-style amenities include tennis courts, gym, clubhouse, and 24/7 gated security with patrol. Water, sewer and trash included. HOA pays insurance and internet. Island-wide high-speed wireless connectivity, Enhanced security with cameras in all plazas, garages, a boardwalk, The location is unbeatable: just 15 minutes by boat to the Bal Harbour Inlet and sandbar and a short walk away.

# PROPERTY LOCATION

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Image



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