

# INES FLAX

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



A11940539 SEFMLS© 2026

**Price:** \$1,500,000

**MLS Number:** A11940539

**Single Family**

**2201 SW 22nd Ter, Miami, Florida 33145 USA**

**Beds:** 3

**Baths:** 2

**Living Area:** 1,579

**Lot Square Feet:** 5,900

**HOA Fees:**

**Year Built:** 1964

**Community:** SILVER BLUFF ESTS-SEC A

**Subdivision:** SILVER BLUFF ESTS-SEC A

**Elementary School:** Silver Bluff

**Junior High:** Shenandoah

**High School:** Miami Senior

## ABOUT THIS PROPERTY

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Set on a desirable corner lot in the heart of Silver Bluff, this well-kept 3-bedroom, 2-bath home offers comfortable, easy flow. Impact windows, generous closets, and custom blackout shades in each bedroom add both function and style. A large lanai extends from the kitchen/dining area, providing a perfect spot for outdoor dining or relaxation. The home is conveniently located near major landmarks such as Biscayne Bay, the Miami River, and the Venetian Causeway. It is also within walking distance to the Silver Bluff Park, which features a playground, a basketball court, and a walking trail. The property is surrounded by lush landscaping and mature trees, creating a peaceful and private atmosphere. The home is in excellent condition and is move-in ready. It is the perfect blend of comfort, style, and convenience.

# PROPERTY LOCATION

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Image



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