

# INES FLAX

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**Price:** \$478,000

**MLS Number:** A11944176

**Condo / Town Home**

**363 Washington Ave Unit 35, Miami Beach, Florida 33139 USA**

<b>Beds:</b> 1	<b>Baths:</b> 1	<b>Living Area:</b> 600
<b>Unit:</b> 35	<b>HOA Fees:</b> \$753	<b>Year Built:</b> 1969
<b>Community:</b> 363 WASHINGTON AVE CONDO		<b>Subdivision:</b> 363 WASHINGTON AVE CONDO
<b>Elementary School:</b> South Pointe		<b>Junior High:</b> Nautilus
<b>High School:</b> Miami Beach		

## ABOUT THIS PROPERTY

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Newly renovated 1-bedroom residence filled with natural light in a secure, gated building, ideally located in the highly desirable South of Fifth neighborhood. The unit features impact windows and doors, a private balcony, and a bright, open layout. Just a few blocks from the ocean and steps from a scenic waterfront park with cruise views and breathtaking sunsets. Building offers a new roof, no assessments. Includes one assigned parking space. Prime location with immediate rentals allowed â€” truly a lifestyle opportunity.

