

# INES FLAX

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





Price: \$379,900		MLS Number: A11944531		Condo / Town Home	
6701 SW 116th Ct Unit 406, Miami, Florida 33173 USA					
Beds: 2		Baths: 2		Half Baths: 1	
Living Area: 1,350		Unit: 406		HOA Fees: \$838	
Waterfront: YES		Year Built: 1981			
Community: SEC 45 ATRIUMS AT SNAPPER			Subdivision: SEC 45 ATRIUMS AT SNAPPER		
Elementary School: Sunset Park			Junior High: Glades		
High School: Miami Killian					

## ABOUT THIS PROPERTY

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Welcome to your dream home! This stunning 2 story penthouse boasts 2 spacious bedrooms and 2.5 bathrooms, pe corner, thanks to impact windows that not only enhance aesthetics but also provide peace of mind. Enjoy cooking in 2021, ensures your comfort year-round. Recent enhancements include custom window treatments and a new roof, n parking available. Indulge in the community's exceptional amenities, including a sparkling pool, tennis courts, and a j

