

# INES FLAX

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**Price:** \$4,000,000

**MLS Number:** A11996774

**Condo / Town Home**

**788 NE 23rd St Unit 1402, Miami, Florida 33137 USA**

**Beds:** 4

**Baths:** 4

**Half Baths:** 1

**Living Area:** 2,743

**Unit:** 1402

**HOA Fees:** \$4,375

**Waterfront:** YES

**Year Built:** 2021

**Community:** ELYSEE NANCY TERRACE

**Subdivision:** ELYSEE NANCY TERRACE

## ABOUT THIS PROPERTY

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Income-producing waterfront sky residence leased through February 2027 at Elysee Miami, one of Miami's most exclusive towers in prestigious Edgewater. Designed by Arquitectonica with interiors by renowned Parisian designer Jean-Lou Ponce, offering privacy and sophistication with only 2 residences per floor. This impeccable 3 Beds + Den / 4.5 Baths residence features Biscayne Bay and skyline views through floor-to-ceiling glass walls, plus expansive sunrise and sunset terraces ideal for entertaining. \$225,000 in upgrades include motorized shades, custom closets, wine cooler, enclosed den, and assigned storage. Wolf appliances, gas cooktop, and Italkraft cabinetry. Residents enjoy over 30,000 SF of resort-style amenities including fitness center, yoga studio, sky lounge, private dining room, library, screening room, guest suites, concierge, butler service, valet stations, and 24-hour security. Ideally located along Biscayne Bay, Elysee is minutes from the Design District, Wynwood, Wynwood marinas, fine dining, and world-class shopping. Exceptional turnkey opportunity for international buyers and investors seeking long-term appreciation, privacy, and Miami luxury waterfront living.

# PROPERTY LOCATION

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Image

