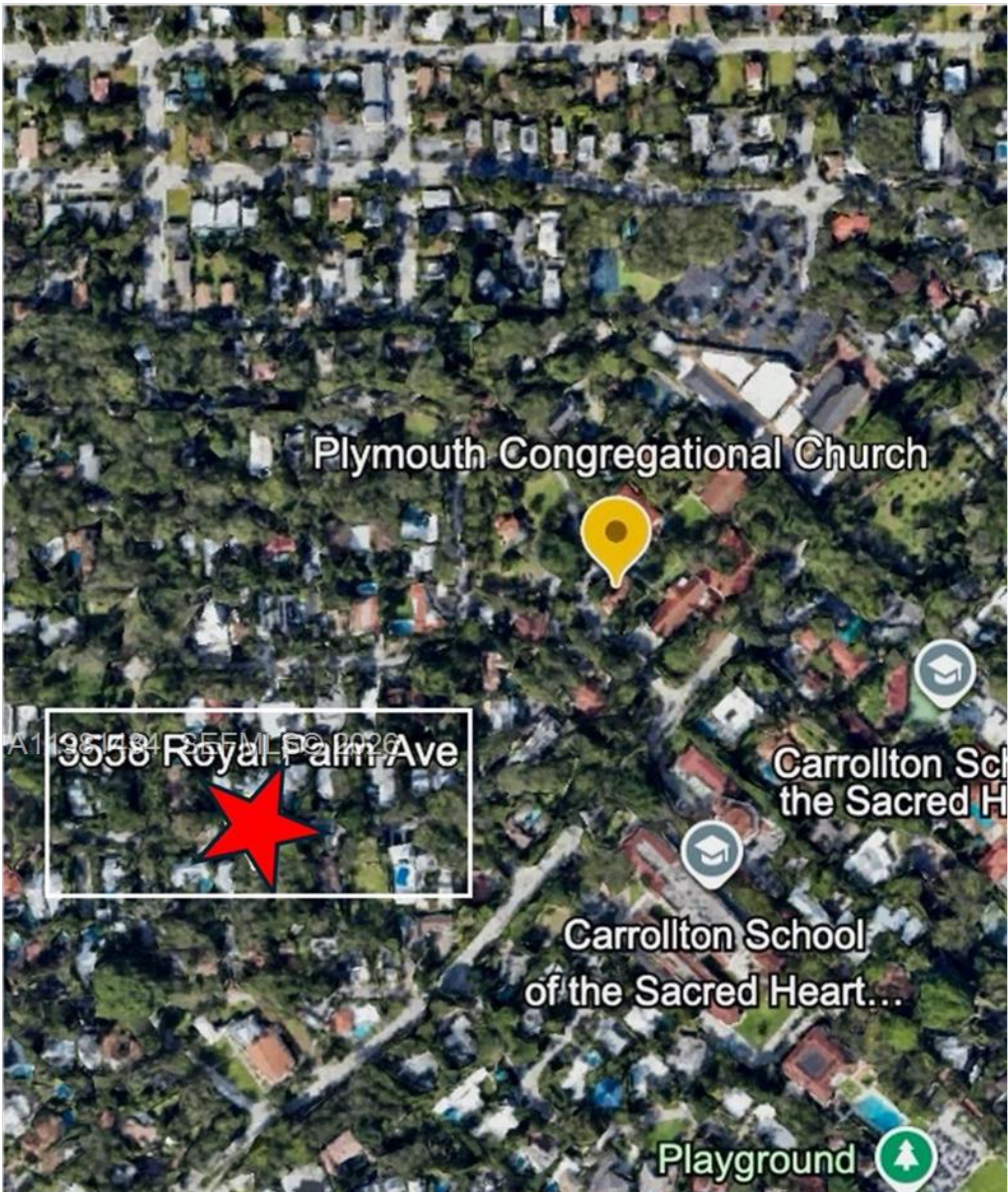


# INES FLAX

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





|                                               |  |                       |                                |                  |  |
|-----------------------------------------------|--|-----------------------|--------------------------------|------------------|--|
| Price: \$2,400,000                            |  | MLS Number: A11981434 |                                | Single Family    |  |
| 3558 Royal Palm Ave, Miami, Florida 33133 USA |  |                       |                                |                  |  |
| Beds: 2                                       |  | Baths: 1              |                                | Living Area: 880 |  |
| Lot Square Feet: 7,000                        |  | HOA Fees:             |                                | Year Built: 1924 |  |
| Community: COCO GVE PK 2 AMD                  |  |                       | Subdivision: COCO GVE PK 2 AMD |                  |  |
| Elementary School: Coconut Grove              |  |                       | Junior High: Ponce De Leon     |                  |  |
| High School: Coral Gables                     |  |                       |                                |                  |  |

## ABOUT THIS PROPERTY

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An exceptional offering in one of South Coconut Grove's most desirable enclaves. The property, located on sought-after land in a sought-after neighborhood where opportunities to secure land are increasingly limited. The charming, well-maintained 1924 cottage can be used as is, expand, or design a bespoke luxury residence. Ideally located within walking distance to Coconut Grove's most prestigious and scenic areas, including the Village's acclaimed restaurants, boutiques, marinas, and bayfront parks. A unique opportunity to secure a premier home in a prime location.

