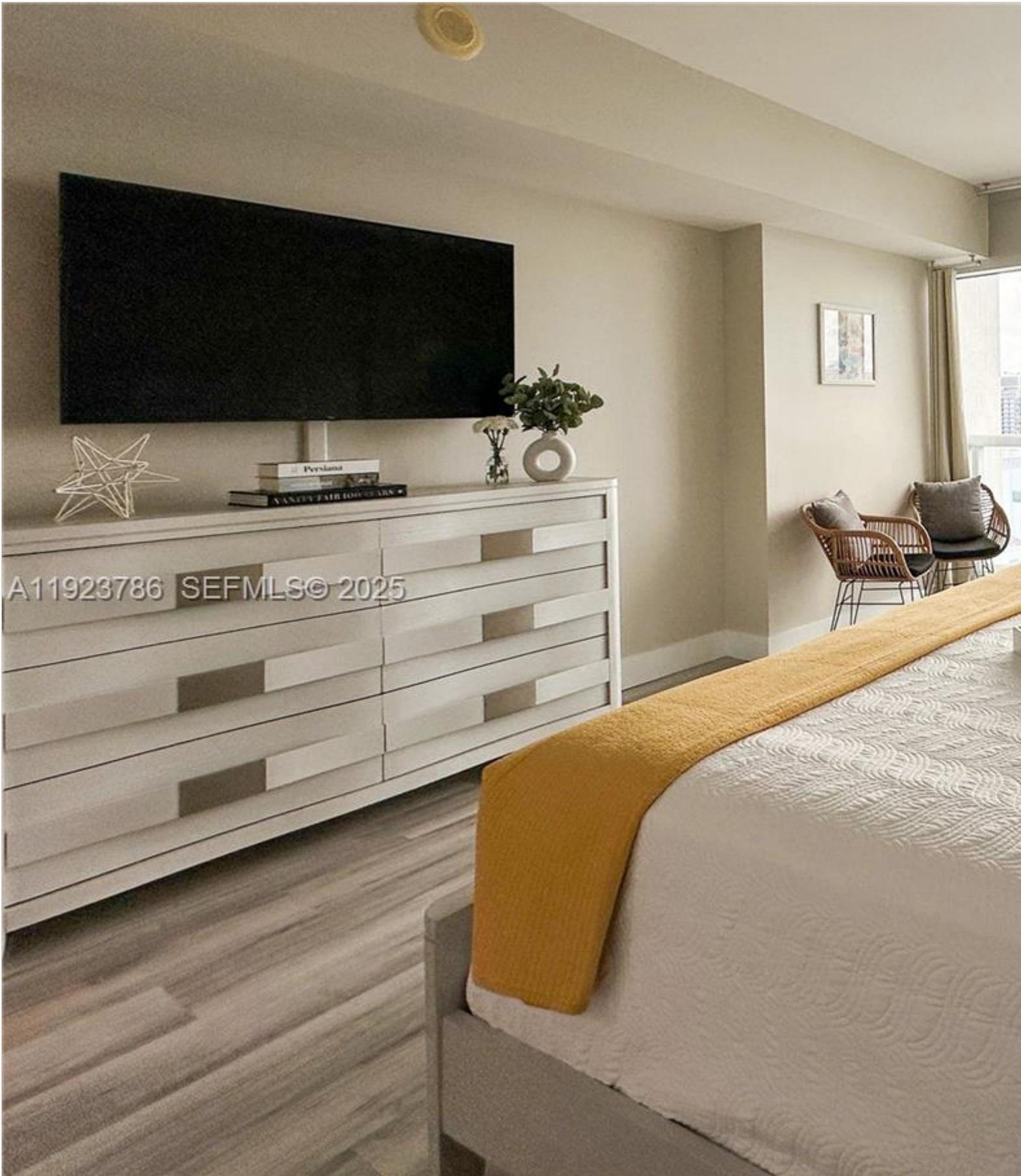


# INES FLAX

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



A11923786 SEFMLS © 2025

**Price: \$460,000**

**MLS Number: A11923786**

**Condo / Town Home**

**485 Brickell Ave Unit 4405, Miami, Florida 33131 USA**

**Baths: 1**

**Living Area: 495**

**Unit: 4405**

**HOA Fees: \$796**

**Waterfront: YES**

**Year Built: 2009**

**Community: ICON BRICKELL CONDO NO 3**

**Subdivision: ICON BRICKELL CONDO NO 3**

**Elementary School: Southside**

**Junior High: Shenandoah**

**High School: Washington; Brooker T**

## ABOUT THIS PROPERTY

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**\*\*INVESTMENT OPPORTUNITY\*\*** Excellent ROI potential thanks to its eligibility for daily rentals—a strong advantage in Miami's most iconic addresses. This elevated studio on the 44th floor of Icon Brickell offers sweeping views of Miami and a modern kitchen with premium appliances, and a spa-style bathroom for a relaxing, resort-like feel. Residents and guests enjoy a pool, hot tub, and abundant lounge space. The full-service spa and state-of-the-art fitness center offer steam rooms, saunas, and more. Starck-designed common areas elevate the experience even further. Located in the heart of Brickell, the building is convenient, and undeniably Miami, this studio is an ideal urban retreat in one of the city's most iconic addresses.

# PROPERTY LOCATION

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Image

