

# INES FLAX

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





**Price:** \$2,740,000

**MLS Number:** A11948071

**Condo / Town Home**

**10101 Collins Ave Unit 11D + caba, Bal Harbour, Florida 33154 USA**

**Beds:** 2

**Baths:** 3

**Half Baths:** 1

**Living Area:** 2,210

**Unit:** 11D + caba

**HOA Fees:** \$3,122

**Waterfront:** YES

**Year Built:** 1994

**Community:** THE PALACE AT BAL HARBOUR

**Subdivision:** THE PALACE AT BAL HARBOUR

## ABOUT THIS PROPERTY

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Step inside - Directly from your private elevator & foyer entrance to this elegant, sun-filled residence offering 2,210 sq ft of living space from every angle, complemented by a spacious balcony terrace ideal for sunrise mornings and serene evenings. This residence features exceptionally generous walk-in closets. The flexible floor plan allows for an easy conversion to a 3-bedroom. Located just a short elevator ride away along pristine turquoise waters. Situated walking distance to the world-renowned Bal Harbour Shopping Center, beach service, his & hers fabulous spa, hot tub, sauna & state-of-the-art fitness center, on-site restaurant, dedicated to the luxury of Bal Harbour living, where sophisticated city life meets serene and elegant beachside living.

