

# INES FLAX

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



A11961576 SEFMLS © 2026



**Price:** \$2,175,000

**MLS Number:** A11961576

**Single Family**

**3719 Sheridan Ave, Miami Beach, Florida 33140 USA**

**Beds:** 3

**Baths:** 2

**Living Area:** 1,450

**Lot Square Feet:** 6,700

**HOA Fees:**

**Year Built:** 1930

**Community:** ORCHARD SUB 2 & 3

**Subdivision:** ORCHARD SUB 2 & 3

**Elementary School:** North Beach

**Junior High:** Nautilus

**High School:** Miami Beach

## ABOUT THIS PROPERTY

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Welcome to La Villa Rozio a 1930-built single-family home offering 3 bedrooms and 2 bathrooms with over 1,500 SF generously sized primary suite with walk-in closet and large primary bath. The Large lot invites the possibility for a po blocks from 41st Street, shopping, dining, the beach, houses of worship, top-rated schools, and major medical facilities for developers and investors looking to capitalize on ongoing area redevelopment and strong appreciation. Oversize area.

PROPERTY  
LOCATION

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Image

