

A11683827 © Miami MLS® 2024



**\$5,490,000**

## **1180 N FEDERAL HWY 1606**

<https://miamiluxuryhomes.org>

RIVA CONDOMINIUM UNIT PH 1606 PER AMCDO CIN #113566952  
Penthouse Masterpiece Offering Panoramic Ocean, Intracoastal & Skyline Views from Dawn to Dusk. Sophisticated Design, Elegant Craftsmanship & Luxurious Finishes Define this Mansion in the Sky. The Open Concept Seamlessly Connects 2 Living Rooms, Chef's Kitchen with Wolf & Sub-Zero, Bespoke Bar & Dining Room Plus [...]

- 3 beds
- 4 baths
- Condominium
- Residential
- Active
- 4520 sq ft

---

## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Floors:** 16 floors

**Year built:** 2021

**Subdivision Name:** RIVA

**Type:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 4520 sq ft

**View:** Canal,City,Ocean

**County:** Broward

---

## Building Details

**Architectural Style:** HighRise

**Covered Spaces:** 2

**Floor covering:** Tile

**Construction Materials:** Block

**Garage Spaces:** 2

---

## Amenities & Features

**Pool Features:** Association,Heated

**Security Features:** ElevatorSecured,SecuredGarageParking,LobbySecured,FireSprinklerSystem,SmokeDetectors

**Accessibility Features:** AccessibleElevatorInstalled

**Waterfront Features:** FixedBridge,NavigableWater,OceanAccess,RiverFront

**Window Features:** Blinds,ImpactGlass

**Exterior Features:** Balcony,Deck,SecurityHighImpactDoors

**Heating:** Central

**Interior Features:** BuiltInFeatures,BedroomOnMainLevel,DualSinks,KitchenIsland,Pantry,SeparateShower,WalkInClosets,Bar

**Appliances:** Dryer,Dishwasher,IceMaker,Microwave,Refrigerator,Washer

**Parking Features:** Attached,Covered,Deeded,Garage,TwoOrMoreSpaces,GarageDoorOpener

**Patio & Porch Features:** Balcony,Deck,Open

**Association Amenities:** BoatDock,BikeStorage,Cabana,Clubhouse,CommunityKitchen,FitnessCenter,Pool,Sauna,SpaHotTub,Trash,Elevators

**Utilities:** CableAvailable

**Cooling:** CentralAir

**Furnished:** Unfurnished

**Features:** ExteriorLighting

**Laundry Features:** LaundryTub

---

## Expenses, Fees & Taxes

**Association Fee:** \$4,444

**Tax Year:** 2023

**Tax Annual Amount:** \$59,730

---

## Miscellaneous

**Association Fee Frequency:** Monthly **List Office Name:** Douglas Elliman

**Listing Terms:** Cash,Conventional

