



**\$3,388,000**

## 17475 COLLINS AVE 2502

<https://miamiluxuryhomes.org>

CHATEAU BEACH CONDO UNIT 2502 UNDIV 0.8988% INT IN COMMON ELEMENTS OFF REC 29720-3594 Incredible protected views from this spacious 25th floor 2 bed + Den condo in the heart of Sunny Isles Beach. 11ft high ceilings 3 marble bathrooms, Wind protected balcony, Maids room with full bathroom and service entrance, 3' x 3' white [...]

- 2 beds
- 3 baths
- Condominium
- Residential
- Active
- 2102 sq ft

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Floors:** 32 floors

**Year built:** 2016

**Subdivision Name:** CHATEAU BEACH CONDO

**Type:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area:** 2102 sq ft

**View:** Ocean,Other,Water

**County:** Miami-Dade



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# Building Details

**Architectural Style:** HighRise

**Covered Spaces:** 2

**Floor covering:** Marble

**Construction Materials:** Block

**Garage Spaces:** 2

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## Amenities & Features

<b>Pool Features:</b> Association	<b>Parking Features:</b> TwoOrMoreSpaces
<b>Security Features:</b> ElevatorSecured,LobbySecured,FireSprinklerSystem	<b>Association Amenities:</b> BikeStorage,Clubhouse,FitnessCenter,Barbecue,PicnicArea,Pool,Sauna,SpaHotTub
<b>Waterfront Features:</b> OceanAccess,OceanFront	<b>Window Features:</b> ImpactGlass
<b>Cooling:</b> CentralAir	<b>Exterior Features:</b> None
<b>Heating:</b> Central	<b>Interior Features:</b> BedroomOnMainLevel,HighCeilings
<b>Appliances:</b> BuiltInOven,Dryer,Dishwasher,Disposal,Microwave,Refrigerator,Washer	

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# Expenses, Fees & Taxes

**Association Fee:** \$4,131

**Tax Annual Amount:** \$32,688

**Tax Year:** 2025

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## Miscellaneous

**Association Fee Frequency:** Monthly

**List Office Name:** Compass Florida, LLC

**Listing Terms:** Cash,Conventional,Exchange1031

