





**Price: \$480,000**

**MLS Number: A11989297**

**Condo / Town Home**

**3255 NE 184th St Unit 12509, Aventura, Florida 33160 USA**

**Beds: 2**

**Baths: 2**

**Living Area: 1,191**

**Unit: 12509**

**HOA Fees: \$1,045**

**Waterfront: YES**

**Year Built: 1997**

**Community: VILLAGE BY THE BAY CONDO**

**Subdivision: VILLAGE BY THE BAY CONDO**

**Elementary School: Aventura Waterways**

**Junior High: Highland Oaks**

## ABOUT THIS PROPERTY

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Located in the heart of Aventura, this beautifully maintained Mediterranean-style waterfront community offers true resort-style inviting atmosphere, with a strong sense of pride of ownership throughout. Residents enjoy a friendly, well-established community. Amenities include a heated bayfront pool overlooking stunning water views, a clubhouse with a full gym, two lighted tennis courts, and two pets of any size allowed. Spacious 2-bedroom, 2-bath residence featuring one of the largest floorplans in the building, with a full kitchen. The unit also includes a full-size washer and dryer for added convenience. Enjoy beautiful bay views from your unit's living space. Flexible rental policy allows leasing during the first year with a minimum one-month term. Water and cable are included. Close to restaurants, and movie theaters, with easy access to Miami Beach. Walking distance to shopping and everyday convenience. Aventura Charter, Dr. Michael M. Krop Senior High, and an upcoming charter high school. ALL ASSESSMENTS HAVE BEEN

# PROPERTY LOCATION

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Image



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