



A12026534 - SEFMLS © 2026



**Price: \$1,550,000**

**MLS Number: A12026534**

**Condo / Town Home**

**9801 Collins Ave Unit 6P, Bal Harbour, Florida 33154 USA**

**Beds: 2**

**Baths: 2**

**Living Area: 1,688**

**Unit: 6P**

**HOA Fees: \$2,231**

**Waterfront: YES**

**Year Built: 1977**

**Community: BALMORAL CONDO**

**Subdivision: BALMORAL CONDO**

**Elementary School: Ruth K. Broad Bay Harbor K-8**

**Junior High: Nautilus**

**High School: Miami Beach**

## ABOUT THIS PROPERTY

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Direct Ocean front views & Exceptional opportunity to create your own custom-designed home. Seller has already invested in beautiful natural light & stunning views throughout the residence. Design the layout that best fits your lifestyle create a space for your vision to life. Building is currently undergoing major upgrades w/ values continuing to rise as the transformation progresses. Balcony enclosure enhances the expansive direct ocean views, creating an immediate "wow" effect elevating the overall appeal. New tennis courts, restaurant opening soon, newly renovated party hall, & more. Exquisite address located directly across from waterfront park & new village recreation center, & walking distance to houses of worship. Discover the ultimate luxury lifestyle.

# PROPERTY LOCATION

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Image



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