



A11916014 © Miami MLS® 2025



Precio: \$485,000		Numero de MLS: A11916014		Condominios/Town Home	
652 NE 63rd St Unit 403, Miami, Florida 33138 USA					
Cuartos: 2		Baños: 2		Area Habitable: 945	
Unidad: 403		HOA Fees: \$632		Año construido: 2007	
Comunidades: MILANA CONDO			Subdivisión: MILANA CONDO		
Escuela primaria: Horace Mann			Bachillerato: Miami Edison		

## ABOUT THIS PROPERTY

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Built in 2007, this bright and well-maintained 2/2 is fully move-in ready. Located on the top floor, the home offers a functional new washer/dryer, new flooring, and an AC replaced just 2 years ago. The standout feature is the private, oversized 10'—2 parking spaces, impact windows, a low HOA (kept low by having no pool or doorman), and substantially lower building insurance. Lender credit: \$5,000 (or 1% of the loan amount, whichever is less) toward buyer's closing costs. Buyer not required to use th



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TU ASESOR DE BIENES RAÍCES EN MIAMI  
USA: + 1.954.884.5050  
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