





Precio: \$829,000		Numero de MLS: A11957652		Condominios/Town Home	
225 N Miami Ave Unit 3406, Miami, Florida 33128 USA					
Cuartos: 2		Baños: 2		Area Habitable: 878	
Unidad: 3406		HOA Fees: \$1,250		Año construido: 2026	
Comunidades: District 225			Subdivisión: District 225		

## ABOUT THIS PROPERTY

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District 225 is a 37-story luxury residential tower located in the heart of Downtown Miami. Residences are delivered fully furnished, offering the flexibility to generate rental income through short-term vacation rentals, including Airbnb, when not in personal use. Owners can manage their own rentals independently or take advantage of the building's in-house rental management program for a turnkey, hands-off option. As a resort-style, full-service building, District 225 is ideal for investors and second-home owners seeking income flexibility. Amenities include a dramatic double-height, art-filled lobby; expansive pool deck with towel service; indoor/outdoor bar; social lounge; and entertainment area. Two full floors of amenities feature a state-of-the-art fitness center, yoga and spin studio, indoor basketball court, rock-climbing wall, and racquetball court. Additional highlights include a spa with saunas and steam rooms, a full co-working floor with meeting room and a rooftop deck with plunge spa, summer kitchen, and sweeping views of Downtown Miami and Biscayne Bay. On-site concierge service, smart-home concierge app, electric bikes, housekeeping services, and 24/7 security, parking, and concierge complete the offering.

# PROPERTY LOCATION

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