



A11719303 SEFMLS© 2026



**Price: \$599,000**

**MLS Number: A11719303**

**Condo / Town Home**

**2950 NE 188th St Unit 406, Aventura, Florida 33180 USA**

**Beds: 1**

**Baths: 2**

**Living Area: 1,214**

**Unit: 406**

**HOA Fees: \$1,450**

**Waterfront: YES**

**Year Built: 2008**

**Community: ARTECH RESIDENCES AT AVEN**

**Subdivision: ARTECH RESIDENCES AT AVEN**

## ABOUT THIS PROPERTY

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Rare opportunity to live in one of Aventura's most unique waterfront residences at Artech Residences at Aventura. This beautiful 2-story loft-style condo offers the rare feeling of living in a private home while enjoying the convenience of luxury condominium living. Featuring 1 bedroom + den, 2 full bathrooms, and 1,100 sqft + private balconies, this residence showcases peaceful interiors with soaring double-height ceilings, ceramic flooring, and an in-unit washer/dryer. The spacious den is perfect as a home office, gym, nursery/second bedroom. The upstairs primary suite offers privacy and comfort, while the dual-level layout creates a unique space rarely found in Aventura condos. Residents enjoy resort-style amenities including: 2 tennis courts, state-of-the-art fitness center & spinning studios, racquetball court, spa + dry & steam saunas, beach-style pool + semi-Olympic pool, movie theater, marina + bike storage, 24-hour concierge, valet & security. Perfectly located in the heart of Aventura: \* 5 minutes to Aventura Mall \* Miami and The Fresh Market \* 10 minutes to Whole Foods Market, Target, and Brightline \* Conveniently located between Miami International and Fort Lauderdale-Hollywood International Airport \* Close to beaches, top dining, and excellent schools For tennis lovers: includes a Slinger tennis machine, making daily practice even easier.

# PROPERTY LOCATION

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Image



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