





Price: \$1,100,000		MLS Number: A11720255		Condo / Town Home	
16699 Collins Ave Unit 2301, Sunny Isles Beach, Florida 33160 USA					
Beds: 3		Baths: 2		Half Baths: 1	
Living Area: 1,623		Unit: 2301		HOA Fees: \$3,242	
Waterfront: YES		Year Built: 2006			
Community: LA PERLA CONDO			Subdivision: LA PERLA CONDO		

## ABOUT THIS PROPERTY

---

MOTIVATED SELLER! Lowest price for 01 line. Oceanfront 2 Bed + Den/2.5 Bath with assigned parking spaceâ€“ Prime Inv  
Enjoy resort-style amenities, including a swimming pool, fitness center, kids' playroom, sauna, hot tub, billiards, media room,  
Park, and casinos. Zoned for top-rated Norman S. Edelpcup K-8 School. Don't miss this incredible opportunity!



©2025 | BREC REALTY GROUP, LLC,  
YOUR REAL ESTATE ADVISOR IN MIAMI  
USA: + 1.954.884.5050  
[BREC@BRECREALTY.COM](mailto:BREC@BRECREALTY.COM) | [PRIVACY POLICY](#) |  
[ACCESSIBILITY](#)