

A11860645 SEFMLS © 2025





Price: \$2,495,000

MLS Number: A11860645

Condo / Town Home

9 Island Ave Unit 2304, Miami Beach, Florida 33139 USA

Beds: 2

Baths: 2

Living Area: 1,440

Unit: 2304

HOA Fees: \$1,915

Waterfront: YES

Year Built: 1981

Community: NINE ISLAND AVENUE CONDO

Subdivision: NINE ISLAND AVENUE CONDO

## ABOUT THIS PROPERTY

---

Breathtaking bay and skyline views define this high-floor residence at 9 Island Avenue #2304 in Belle Isle. This 2 bedroom, 2 assigned parking spaces and a deeded boat slip, making it a standout opportunity for both lifestyle and value. Located in a fu Enjoy immediate access to the Venetian Causeway, Sunset Harbour, and Lincoln Road.

# PROPERTY LOCATION

---

Image



---

©2026 | 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](#)