



**Price: \$495,000**

**MLS Number: A11936697**

**Condo / Town Home**

**1600 NE 1st Ave Unit 2811, Miami, Florida 33132 USA**

**Beds: 1**

**Baths: 1**

**Half Baths: 1**

**Living Area: 865**

**Unit: 2811**

**HOA Fees: \$891**

**Year Built: 2018**

**Community: CANVAS CONDO**

**Subdivision: CANVAS CONDO**

## ABOUT THIS PROPERTY

---

Cozy, modern condo in the heart of downtown Miami - offers 2 parking spaces-valet parking for owners. Perched on the 28th square footage 1 bedroom, 1.5 baths plus Den/guest space/office room with closet offers the perfect blend of comfort, convenience and views. The primary bedroom has a king bed, while the den/guest/office room can fit a sofa/queen bed or designed into a nice study. You'll enjoy 1 main full bath, equipped with a bidet and elegantly designed half bath. Step out onto the spacious balcony to take in the views:a highlight of this beautiful space. Enjoy access to an impressive list of building amenities: • Fitness center/gym • Jacuzzi • Rooftop pool • Theatre room • Massage room • Kids' playroom • Business center • On-site valet parking. Just downstairs, you'll find convenient access to coffee shops, restaurants, and bars, placing the best of Miami right at your doorstep. You're close to the Wynwood Art District, Adrienne Arsht Center, Brickell, and only 5 minutes from the Metromover to get around. Please note-NO ASSESSMENTS, LOW HOA, FULL RESERVES! Unit is currently rented on a 12 month lease-expires 2026. Tenant is paying 3300 per month. To show-Appointment required-24 hours notice required to show the unit. No last minute cancellations. Listing agent.



©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](#)