





Price: \$875,000		MLS Number: A11938357		Condo / Town Home	
16485 Collins Ave Unit 2235, Sunny Isles Beach, Florida 33160 USA					
Beds: 2		Baths: 2		Living Area: 1,460	
Unit: 2235		HOA Fees: \$1,435		Waterfront: YES	
Year Built: 1991					
Community: OCEANIA III CONDO			Subdivision: OCEANIA III CONDO		
Elementary School: Norman S. Edelcup K-8			Junior High: Highland Oaks		

## ABOUT THIS PROPERTY

---

FLASH SALE! Priced for a quick closing. Don't wait or you'll lose this opportunity. Come and enjoy true oceanfront living. Wake up in the morning swim and get the health benefits of bathing in the ocean. Floor to ceiling windows in every room. Building offers the best state of the art gym with an array of classes such as Zumba, yogalates, bootcamp, spinning, and cardio-sculpt. You also get access to Bal Harbour Shops, and great parks for the kids. Building concrete restoration completed, new roof, renovated hallways, updated kitchen, and a new Manager on site with low staff turnover. Stable hands on Board of Directors.

# 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](#)