





Price: \$379,900

MLS Number: A11944531

Condo / Town Home

6701 SW 116th Ct Unit 406, Miami, Florida 33173 USA

**Beds:** 2

**Baths:** 2

**Half Baths:** 1

**Living Area:** 1,350

**Unit:** 406

**HOA Fees:** \$838

**Waterfront:** YES

**Year Built:** 1981

**Community:** SEC 45 ATRIUMS AT SNAPPER

**Subdivision:** SEC 45 ATRIUMS AT SNAPPER

**Elementary School:** Sunset Park

**Junior High:** Glades

**High School:** Miami Killian

## ABOUT THIS PROPERTY

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Welcome to your dream home! This stunning 2 story penthouse boasts 2 spacious bedrooms and 2.5 bathrooms, perfectly designed to take advantage of the impact windows that not only enhance aesthetics but also provide peace of mind. Enjoy cooking in a modern kitchen equipped with stainless steel appliances and granite countertops year-round. Recent enhancements include custom window treatments and a new roof, replaced in 2022, adding to the home's value. Exceptional amenities, including a sparkling pool, tennis courts, and a playful playground. Don't let this gem slip away—schedule a viewing today!

# PROPERTY LOCATION

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Image



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