

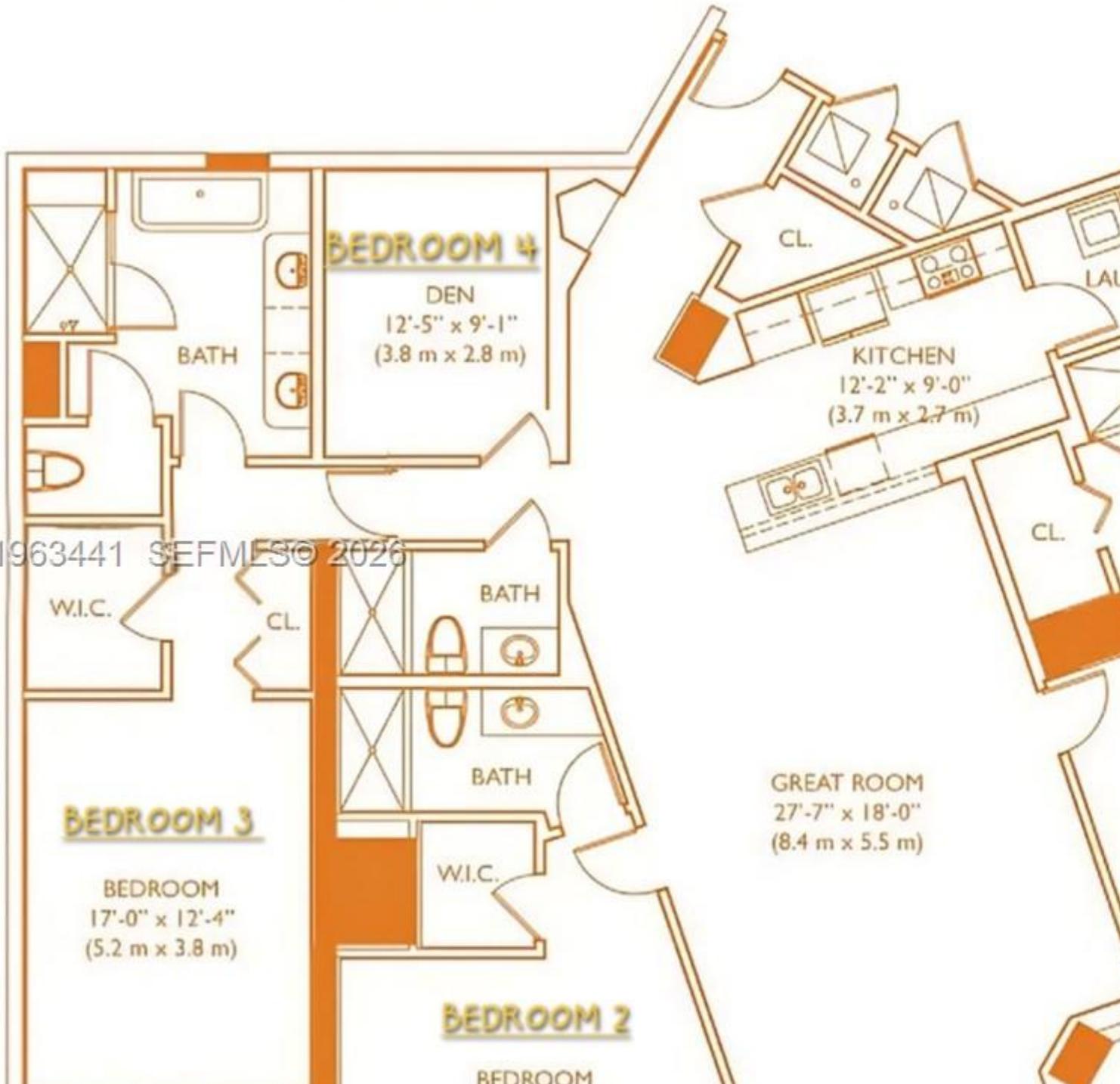
*St. Tropez*

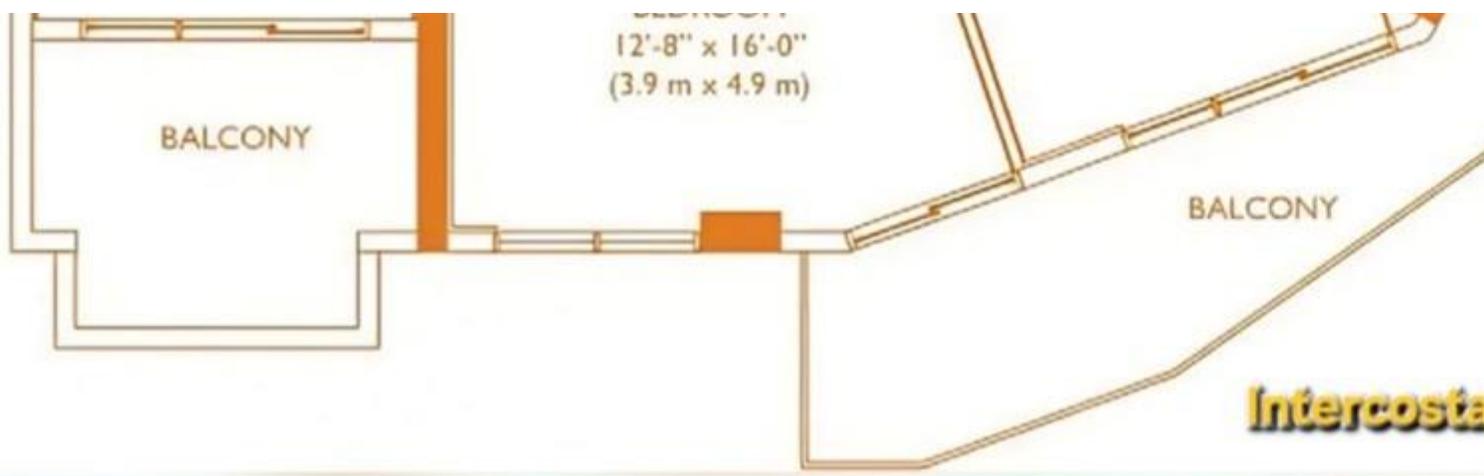
**Total 2797 SF**

**TOWNHOME M • TOWER 2 • 3 BEDROOM • 4 BATH • DEN**

AC AREA 2,472 SF TERRACE 325 SF TOTAL AREA 2,797 SF

AC AREA 229.6 m<sup>2</sup> TERRACE 30.2 m<sup>2</sup> TOTAL AREA 259.8 m<sup>2</sup>





**Price: \$1,150,000**

**MLS Number: A11963441**

**Condo / Town Home**

**200 Sunny Isles Blvd Unit TH-205, Sunny Isles Beach, Florida 33160 USA**

**Beds: 4**

**Baths: 4**

**Living Area: 2,472**

**Unit: TH-205**

**HOA Fees: \$2,810**

**Waterfront: YES**

**Year Built: 2009**

**Community: ST TROPEZ ON THE BAY II C**

**Subdivision: ST TROPEZ ON THE BAY II C**

**Elementary School: Norman S. Edelcup K-8**

**Junior High: Highland Oaks**

## ABOUT THIS PROPERTY

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INVITE: Happy-Hour & Property Preview â€“ March 26th, 5:30 PM â€“ 7:00 PM (RSVP Required). Highest and best offers dt  
Bed + Large Closed Den) 4 Full bathrooms, spanning 2,797 total SF. This residence redefined luxury with a "PH-style" layout  
Value in Sunny Isles.\*Exceptional Pricing: Offered at \$465/SF (\$1,150,000), while comparable units command over \$800/SF  
impact glass, and a split-suite design where every bedroom offers private baths and serene water views. \*Ultimate Privacy: /  
Lifestyle: Includes world-class amenities (pool, gym, sauna, 24hr security) PLUS exclusive beach service with chairs and um  
cover premium services and two quiet, foyer-located A/C units. Don't miss this 30% below-market opportunity. Easy to show:

# PROPERTY LOCATION

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Image



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