





Price: \$1,430,000

MLS Number: A12009143

Condo / Town Home

16699 Collins Ave Unit 3802, Sunny Isles Beach, Florida 33160 USA

Beds: 2

Baths: 2

Half Baths: 1

Living Area: 1,602

Unit: 3802

HOA Fees: \$2,384

Waterfront: YES

Year Built: 2006

Community: LA PERLA CONDO

Subdivision: LA PERLA CONDO

Elementary School: Norman S. Edelcup K-8

Junior High: Highland Oaks

ABOUT THIS PROPERTY

EXPERIENCE PALATIAL SKY-HIGH LIVING FROM THE COVETED 38TH FLOOR SOUTHEAST CORNER AT LA PERLA. Towering high above the Sunny Isles coastline, this premier '02' line trophy residence delivers an unparalleled 180-degree visual symphony of unobstructed turquoise ocean vistas, sweeping Intracoastal waterways, and the glittering Miami skyline. At a generous 1,602 square feet, this bright, sun-drenched 2-bedroom, 2.5-bathroom sanctuary features a sprawling wrap-around terrace designed for effortless indoor-outdoor entertaining. Floor-to-ceiling high-impact glass walls flood the open-concept living spaces with flawless natural light, framing dramatic sunrises over the Atlantic Ocean. The expansive primary suite serves as a private oasis, complete with direct terrace access, custom walk-in closets, and an en suite marble bath. THE ULTIMATE INVESTOR & VACATION ASSET: Offering rare asset flexibility, La Perla boasts an ultra-lenient, investor-friendly rental policy allowing up to 12 rentals per year (30-day minimums). Cash in on premium seasonal rental yields when away, or utilize it as a high-flexibility coastal retreat. Live the five-star resort lifestyle with exclusive beach service (chairs, umbrellas, and towels), a panoramic oceanfront pool, a state-of-the-art fitness center, 24-hour valet, and premium concierge security. Perfectly situated steps from world-class dining, upscale shopping at Bal Harbour & Aventura, and positioned directly on the sand. Schedule your tour today

PROPERTY LOCATION

Image



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