

Image

**Price: \$1,575,000**

**MLS Number: A12023204**

**Condo / Town Home**

**9 Island Ave Unit 2115, Miami Beach, Florida 33139 USA**

**Beds: 2**

**Baths: 2**

**Half Baths: 1**

**Living Area: 1,837**

**Unit: 2115**

**HOA Fees: \$2,525**

**Waterfront: YES**

**Year Built: 1981**

**Community: NINE ISLAND AVENUE CONDO**

**Subdivision: NINE ISLAND AVENUE CONDO**

**Elementary School: North Beach**

**Junior High: Nautilus**

**High School: Miami Beach**

## ABOUT THIS PROPERTY

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This high-floor residence at Nine Island is a true time capsule brimming w/ potential, perfectly positioned for a visionary transformation into a stunning modern oasis. With updated balcony, impact windows, & sliders, the heavy lifting is already done—allowing you to focus on interior upgrades while enjoying one of the most extraordinary views in Miami Beach. From this prime 21st-floor vantage point, the setting delivers breathtaking panoramic vistas: sweeping ocean views to the east and expansive Biscayne Bay vistas that stretch for miles. By day, the sparkling waters & sailboats create a serene coastal backdrop. At night, the scene transforms into pure magic as the glittering lights of South Beach, the vibrant energy of the mainland high-rises, & the iconic Miami skyline light up the horizon. Boasting approximately 1,837 square feet, 2 bedrooms | 2+ baths, this residence offers a spacious canvas in the highly sought-after Nine Island condominium on Belle Isle. Residents enjoy a resort-style lifestyle with top-tier amenities including an incoming new waterfront pool & spa, fitness center, marina access, lush tropical gardens, concierge services, & more—all just moments from Lincoln Road, South Beach, & the best of Miami. Priced incredibly w/ its transformation potential in mind, this rare opportunity won't last. Whether you're seeking a primary residence, vacation retreat, or investment property, Unit 2115 stands ready to become your personal waterfront masterpiece.

# PROPERTY LOCATION

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