



**Price: \$4,699,000**

**MLS Number:** A12050158

**Condo / Town Home**

**1176 97th St Unit 406, Bay Harbor Islands, Florida 33154 USA**

**Beds:** 3

**Baths:** 3

**Half Baths:** 1

**Living Area:** 3,262

**Unit:** 406

**HOA Fees:** \$5,276

**Waterfront:** YES

**Year Built:** 2026

**Community:** THE WELL BAY HARBOR

**Subdivision:** THE WELL BAY HARBOR

## ABOUT THIS PROPERTY

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WELLNESS AT THE CORE OF THE ONLY AVAILABLE LARGEST 3 BEDROOM LINE AT THE WELL BAY HARBOR ISLA move-in! Spanning 3,671 sq ft, Residence unfolds with a spacious split floor plan, anchored by an oversized entertainment area in the living spaces, creating indoor-outdoor flow to live, host, and unwind. Wellness elements are integrated throughout, creating a spa-inspired atmosphere with travertine surfaces, spa-inspired details: rain shower, aromatherapy, red light therapy, filtered water, built-in air purification, and more. Developed by Terra Group w/ interiors by Meyer Davis, The Well is a limited collection of 65 residences with over 22,000 sq ft of amenities including hyperbaric oxygen therapy, cold plunges, 150+ monthly classes, and an onsite functional medicine. Resident only amenities.



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