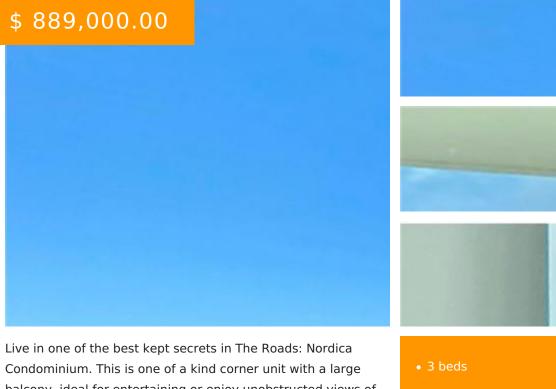
2525 SW 3RD AVE 801 MIAMI FL 33129

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Live in one of the best kept secrets in The Roads: Nordica Condominium. This is one of a kind corner unit with a large balcony, ideal for entertaining or enjoy unobstructed views of Coconut Grove, Brickell and Biscayne Bay. Featuring 10 ft. high ceilings, impact windows, open kitchen, walking closets...

- 2 baths
- Condominium

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Phone: 305.6000.958
Email: www.cays.com

Address: Cays Realty - Miami Real Estate Company, 1000 5th Street Ste 1320, Miami Beach, FL 33139

BASIC FACTS

MLS #: A11541875 **Post Updated:** 2024-03-17 12:41:30

Bedrooms: 3 Bathrooms: 2

Bathrooms Full: 2 **Area:** 1238 sq ft

Lot Size Units: Square Feet Year built: 2007

Status: Active **Type:** Condominium

ROOMS & UNITS DESCRIPTION

Unit Number: 801

PROPERTY FEATURES

Exterior Features: Balcony, Barbecue, None **Interior Features:** Closet Cabinetry, Eat-in

Kitchen, Family/Dining Room, Custom Mirrors

Window Features: Impact Glass Pool Features: Association

Parking Features: Two or More Spaces Security Features: Complex

Fenced,Elevator Secured,Fire

Alarm, Secured Garage/Parking, Lobby Secured, Other, Smoke Detector(s)

Appliances: Association Amenities: Bike

 $Dryer, Dishwasher, Disposal, Refrigerator, Washer Storage, Community\ Kitchen, Fitness$

Center,Barbecue,Picnic Area,Pool,Spa/Hot

Tub, Storage, Trash, Elevator(s)

Construction Materials: Block Cooling: Electric, Other

Cooling Y/N: 1 Covered Spaces: 2

Flooring: Ceramic Tile, Marble, Wood Garage Spaces: 2

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Garage Y/N: 1

Heating Y/N: 1

Pets Allowed: Conditional, Yes

Heating: Central, Electric

View: Bay,City,Garden,Ocean,Other

Other View Y/N: 1

Entry Level: 8

Entry Location: 8

Patio and Porch Features: Balcony,Open
Stories Total: 34

Property Attached Y/N: 1
Utilities: Cable Available

PROPERTY DETAILS

Total Building Area: 1238 sq ft

Disclosures: Owner Is Listing Agent

Parcel Number: 01-41-39-114-0020

Direction Faces: East

Subdivision Name: NORDICA CONDO

Possession: Closing & Funding,Other

FEES & TAXES

Tax Annual Amount: \$ 9,670.00 Tax Year: 2023

Tax Legal Description: NORDICA CONDO **Association Fee:** \$ 1,432.00

UNIT 801 UNDIV 0.937891% INT IN COMMON ELEMENTS OFF REC 25998-4842

Association Fee Frequency: Monthly Association

nthly **Association Fee Includes:**

HVAC,Insurance,Parking,Pool(s),Recreation

Facilities, Security

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