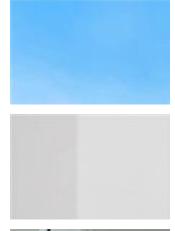
# **300 S POINTE DRIVE LPH 4005/4006 MIAMI BEACH** FL 33139

https://www.cays.com

# \$ 32,500,000.00







One-of-a-kind, 360 degree view, two-story Penthouse was recently transformed by renowned designer Sands Studios and sits in the heart of Miami Beaches iconic "South of Fifth" neighborhood. Offering 8,400sf of living space and a private rooftop, enjoy 360-degree views spanning the Atlantic Ocean to Biscayne Bay and the glittering skyline....

- 9 beds
- 11 baths
- Condominium

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

## **BASIC FACTS**

MLS #: A11538262 Bedrooms: 9 Bathrooms Half: 2 Area: 8400 sq ft Year built: 1996 Type: Condominium Post Updated: 2024-02-28 00:38:19 Bathrooms: 11 Bathrooms Full: 9 Lot Size Units: Square Feet Status: Active

# **ROOMS & UNITS DESCRIPTION**

**Unit Number:** LPH 4005/4006

Number of Units in the Community: 206

#### **PROPERTY FEATURES**

| <b>Exterior Features:</b> Balcony,Security/High<br>Impact Doors,Tennis Court(s) | Interior Features: Built-in<br>Features,Bedroom on Main Level,Breakfast<br>Area,Closet Cabinetry,Dining<br>Area,Separate/Formal Dining Room,Eat-in<br>Kitchen,First Floor Entry,Living/Dining<br>Room,Upper Level Primary,Elevator |
|---|--|
| Waterfront Features: Ocean Access, Other  | Window Features: Impact Glass  |
| Pool Features: Association, Heated  | <b>Parking Features:</b> Covered, Electric Vehicle<br>Charging Station(s), Two or More Spaces, Valet   |
| Security Features: Door Man,Elevator<br>Secured,Lobby Secured                   | <b>Appliances:</b> Built-In<br>Oven,Dryer,Dishwasher,Electric Range,Ice<br>Maker,Microwave,Refrigerator,Washer   |

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| <b>Architectural Style:</b> High<br>Rise,Penthouse,Tri-Level | Association Amenities: Bike<br>Storage,Business Center,Cabana,Fitness<br>Center,Barbecue,Picnic<br>Area,Playground,Pool,Sauna,Spa/Hot<br>Tub,Tennis Court(s),Trail(s),Elevator(s) |
|--|---|
| Construction Materials: Block                                | Cooling: Central Air  |
| Cooling Y/N: 1   | Covered Spaces: 1   |
| Flooring: Marble, Wood                                       | Garage Spaces: 1  |
| Garage Y/N: 1  | Heating: Central  |
| Heating Y/N: 1   | Pets Allowed: Size Limit, Yes   |
| View: Bay,City,Intercoastal,Ocean,Water                      | View Y/N: 1   |
| Entry Level: 41  | Entry Location: 41  |
| Patio and Porch Features: Balcony,Open                       | Property Attached Y/N: 1  |
| Waterfront Y/N: 1  | Stories Total: 44   |
| Utilities: Cable Available                                   |   |

#### **PROPERTY DETAILS**

| Builder Model: Lower Penthouse   | Subdivision Name: PORTOFINO TOWER<br>CONDO |
|----------------------------------|--|
| Parcel Number: 02-42-10-013-1750 | Possession: Other                          |

#### **FEES & TAXES**

 Tax Annual Amount: \$ 184,873.00
 Tax Year: 2023

**Tax Legal Description:** PORTOFINO TOWER **Association Fee Frequency:** Monthly CONDO UNITS 4005/4105 & 4006/4106 UNDIV 0.4626% & 0.3881% & 0.4196% & 0.3655% INT IN COMMON ELEMENTS OFF REC 17405-2757 OR 1

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# Association Fee Includes: Association Management, Amenities, Common Areas, Cable TV, Maintenance Grounds, Parking, Pool(s), Recreation Facilities, Reserve Fund, Roof, Sewer, Security, Water

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