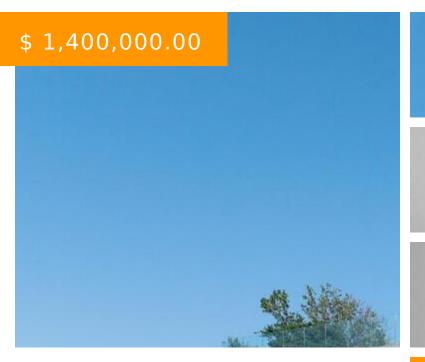
## 45 SW 9TH ST 4403 MIAMI FL 33130

https://www.cays.com



Absolutely stunning 3bed 3bath corner unit on the 44th fl of Brickell Heights Luxury High Rise. Undoubtedly the best line in the building with direct South East water and skyline views. The interior features include Italian cabinetry, imported tile floor, floor to ceiling impact windows, custom walk-in closets, stainless steel...

- 3 beds
- 3 baths
- Condominium

#### **CALL US NOW**

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 #: A11532428 Post Updated: 2024-03-17 23:27:17

Bedrooms: 3 Bathrooms: 3

**Bathrooms Full:** 3 **Area:** 1419 sq ft

**Lot Size Units:** Square Feet **Year built:** 2017

**Status:** Active **Type:** Condominium

### **ROOMS & UNITS DESCRIPTION**

Unit Number: 4403

#### **PROPERTY FEATURES**

Exterior Features: Balcony, Security/High Interior Features: Kitchen Island, Split

Impact Doors Bedrooms, Walk-In Closet(s)

**Laundry Features:** Washer Hookup, Dryer **Waterfront Features:** Bay

Hookup Front,Intracoastal Access

Window Features: Blinds,Impact Glass Pool Features: Association

Parking Features: Covered, Valet Security Features: Elevator

Secured, Secured Garage/Parking, Key Card

Entry, Lobby Secured

**Appliances:** Dryer, Dishwasher, Electric **Architectural Style:** High Rise

Range, Disposal, Microwave, Refrigerator, Washer

Association Amenities: Business Construction Materials: Brick, Block

Center, Clubhouse, Fitness

Center, Pool, Sauna, Spa/Hot

Tub, Trash, Elevator(s)

Cooling: Central Air Cooling Y/N: 1

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Furnished: Unfurnished Garage Spaces: 1

Garage Y/N: 1 **Heating:** Central

View Y/N: 1 View: Intercoastal.Ocean.Water

Patio and Porch Features: Balcony, Open

**Entry Location: 44 Entry Level: 44** Property Attached Y/N: 1

Waterfront Y/N: 1 Stories Total: 49

# **PROPERTY DETAILS**

Covered Spaces: 1

Heating Y/N: 1

Subdivision Name: BRICKELL HEIGHTS **Total Building Area:** 1419 sq ft

**FAST CON** 

Flooring: Tile

Pets Allowed: Dogs OK, Yes

**Parcel Number:** 01-41-38-157-1030 Possession: Close Of Escrow

### **FEES & TAXES**

**Tax Annual Amount:** \$ 19,392.00 **Tax Year: 2023** 

Tax Legal Description: BRICKELL HEIGHTS Association Fee: \$ 975.00 FAST CONDO UNIT 4403 UNDIV 0.417006%

INT IN COMMON FLEMENTS OFF REC 29015-1897

**Association Fee Frequency:** Monthly Association Fee Includes: Association Management, Amenities, Cable TV, Hot

Water.Insurance.Internet.Maintenance Grounds, Parking, Pool(s), Sewer, Trash, Water

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