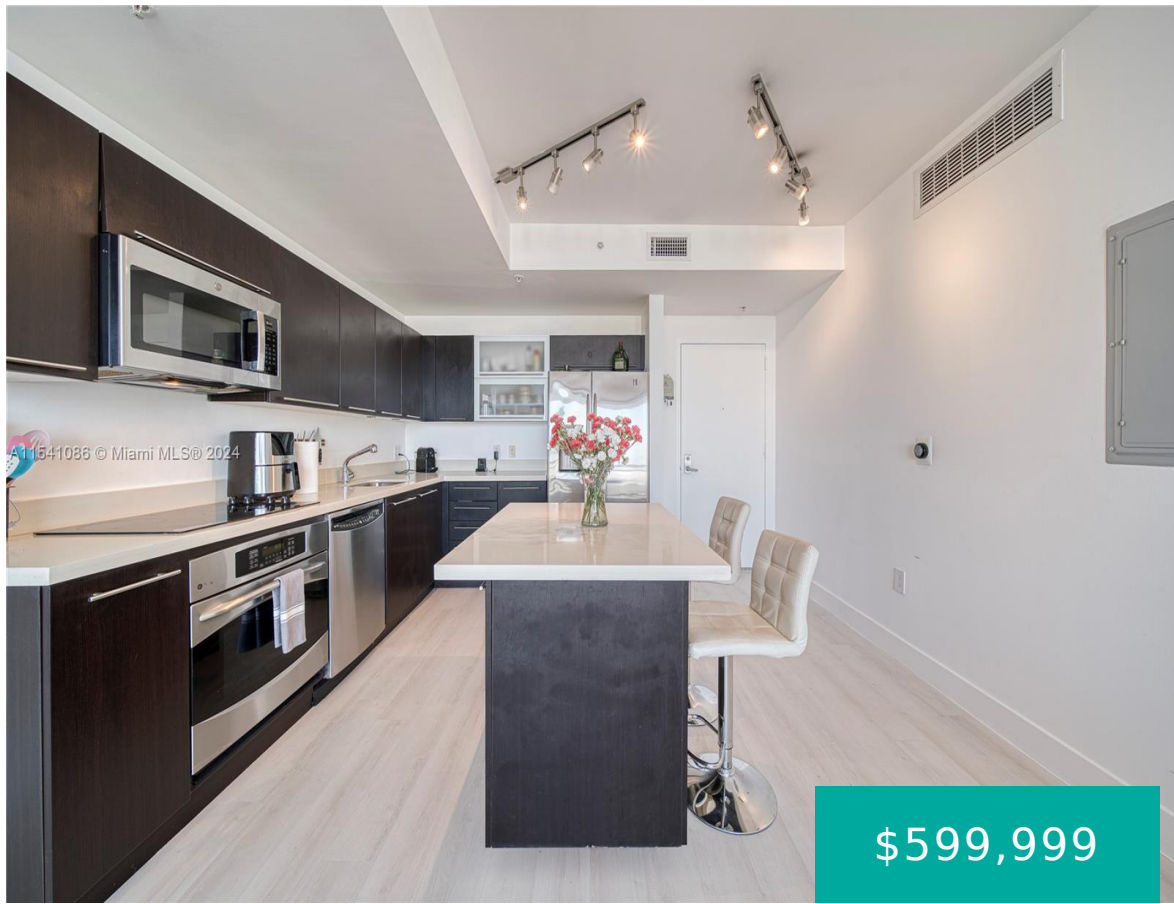


90 SW 3RD ST 3607 MIAMI FL 33130

https://www.cays.com



The Ivy is situated by the Miami River, offering residents convenient access to the riverwalk and close proximity to Brickell. The unit has a 2-bedroom, 2-bathroom split floor plan, enhancing the spaciousness of the living and kitchen area. The unit features include new flooring, refinished bathrooms, dual closets in the primary bedroom, and a brand-new [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1087 sq ft

## Basics

**Bathrooms Full:** 2

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 2008

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 2 beds

**Area:** 1087 sq ft



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## Property details

**Total Building Area:** 1087

**Parcel Number:** 01-41-37-063-2230

**Subdivision Name:** IVY CONDO

**Possession:** Closing & Funding

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## Property Features

**Exterior Features:** Balcony

**Window Features:** Impact Glass

**Parking Features:** Assigned,One Space

**Appliances:** Dryer,Dishwasher,Electric Range,Electric Water Heater,Disposal,Microwave,Refrigerator,Washer

**Association Amenities:** Business Center,Clubhouse,Fitness Center,Playground,Pool,Sauna,Spa/Hot Tub,Trash,Elevator(s)

**Cooling:** Central Air

**Covered Spaces:** 1

**Garage Spaces:** 1

**Heating:** Central

**Pets Allowed:** Conditional,Yes

**View Y/N:** 1

**Entry Location:** 36

**Property Attached Y/N:** 1

**Interior Features:** Bedroom on Main Level,First Floor Entry,Walk-In Closet(s)

**Pool Features:** Association

**Security Features:** Elevator Secured,Lobby Secured,Fire Sprinkler System

**Architectural Style:** Other

**Construction Materials:** Brick,Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile,Other

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** City,River

**Entry Level:** 36

**Patio and Porch Features:** Balcony,Open

**Stories Total:** 45

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## Rooms & Units Description

**Unit Number:** 3607



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## Location Details

**County Or Parish:** Miami-Dade County

**Directions:** GPS

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## Fees & Taxes

**Tax Annual Amount:** 9013

**Tax Year:** 2023

**Tax Legal Description:** IVY CONDO UNIT 3607 UNDIV  
0.1977% INT IN COMMON ELEMENTS OFF REC  
26412-2468

**Association Fee:** 1100

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Cable  
TV,Trash,Water

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## Miscellaneous

**Public Survey Township:** 1

**Public  
Survey  
Section:** 37

**Syndication Remarks:** The Ivy is situated by the Miami River, offering residents convenient access to the riverwalk and close proximity to Brickell.

**Year Built  
Details:**  
Resale

**Virtual Tour URL:** <https://www.propertypanorama.com/instaview/mia/A11541086>

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## Courtesy of

**Office Name:** Modern World Realty

