

# 90 SW 3RD ST 4405 MIAMI FL 33130

<https://www.cays.com>

\$ 610,000.00



This high-floor, spacious 2 bed, 2 bath unit offers panoramic views of the Brickell skyline, Miami River, and stunning sunsets, with beauty both day and night. Features include a split floor plan and open living space, bathed in natural light. Located in the exclusive Riverfront community, IVY Condo offers direct...

- 2 beds
- 2 baths
- Condominium

## CALL US NOW

Phone: 305.6000.958

Email: [www.cays.com](http://www.cays.com)

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

BASIC FACTS

MLS #: A11550839

Bedrooms: 2

Bathrooms Full: 2

Lot Size Units: Square Feet

Status: Active

Post Updated: 2024-03-17 09:17:33

Bathrooms: 2

Area: 1079 sq ft

Year built: 2008

Type: Condominium

ROOMS & UNITS DESCRIPTION

Unit Number: 4405

PROPERTY FEATURES

Exterior Features: Balcony

Window Features: Impact Glass

Parking Features: Assigned,Covered,One Space

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

Association Amenities: Billiard Room,Business Center,Clubhouse,Elevator(s),Fitness Center,Barbecue,Picnic Area,Pool,Sauna,Spa/Hot Tub,Vehicle Wash Area

Interior Features: Dual Sinks,Eat-in Kitchen,Family/Dining Room,Pantry,Split Bedrooms,Walk-In Closet(s)

Pool Features: Association

Security Features: Complex Fenced,Door Man,Secured Garage/Parking,Key Card Entry,Lobby Secured

Architectural Style: High Rise

Construction Materials: Block

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<b>Cooling:</b> Central Air	<b>Cooling Y/N:</b> 1
<b>Covered Spaces:</b> 1	<b>Flooring:</b> Ceramic Tile
<b>Garage Spaces:</b> 1	<b>Garage Y/N:</b> 1
<b>Heating:</b> Central	<b>Heating Y/N:</b> 1
<b>Pets Allowed:</b> Size Limit,Yes	<b>View:</b> City,River
<b>View Y/N:</b> 1	<b>Entry Level:</b> 44
<b>Entry Location:</b> 44	<b>Patio and Porch Features:</b> Balcony,Open
<b>Property Attached Y/N:</b> 1	<b>Stories Total:</b> 45

PROPERTY DETAILS

<b>Total Building Area:</b> 1079 sq ft	<b>Subdivision Name:</b> IVY CONDO
<b>Parcel Number:</b> 01-41-37-063-1650	<b>Possession:</b> Close Of Escrow

FEES & TAXES

<b>Tax Annual Amount:</b> \$ 8,469.00	<b>Tax Year:</b> 2023
<b>Tax Legal Description:</b> IVY CONDO UNIT 4405 UNDIV 0.1963% INT IN COMMON ELEMENTS OFF REC 26412-2468	<b>Association Fee:</b> \$ 829.00
<b>Association Fee Frequency:</b> Monthly	<b>Association Fee Includes:</b> Amenities,Cable TV,Sewer,Security,Water

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