

239 SW 9 2003 MIAMI FL 33130

https://www.cays.com



Unleash the short-term rental potential of this brand-new, fully furnished 2/2 + den condo. Steps from dining, Brickell City Centre, and the Underline park. Easy highway access enhances the ideal location. Luxuriate in high-end appliances and relish Miami and Brickell/downtown views from the dual balconies. Accommodate six with ease. Seize a lifestyle marked by sophistication [...]

- 2 beds
- 2 baths
- Condominium
- Residential
- Active

## Basics

**Bathrooms Full:** 2  
**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2 baths

**Lot Size Units:** Square Feet  
**Type:** Condominium  
**Bedrooms:** 2 beds  
**Year built:** 2023



---

## Property details

**Subdivision Name:** Smart Brickell

**Possession:** Closing & Funding

**Parcel Number:** 01-41-38-177-0310

**Living Area Source:** Builder

---

## Property Features

**Exterior Features:** Balcony, Security/High Impact Doors

**Window Features:** Blinds

**Parking Features:** Assigned, One Space, Valet

**Appliances:** Dryer, Dishwasher, Electric Range, Disposal, Refrigerator, Washer

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Tile

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** City

**Entry Location:** 20

**Stories Total:** 26

**Interior Features:** Bedroom on Main Level, Elevator, Living/Dining Room, Bar

**Pool Features:** Association, Heated

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

**Association Amenities:** Clubhouse, Community Kitchen, Fitness Center, Pool, Sauna, Elevator(s)

**Cooling:** Central Air

**Covered Spaces:** 1

**Garage Spaces:** 1

**Heating:** Central

**Pets Allowed:** Conditional, Yes

**Entry Level:** 20

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

---

## Rooms & Units Description

**Unit Number:** 2003

---

## Location Details

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

**Directions:** West on SW 9th



---

## Fees & Taxes

**Tax Year:** 2022

**Association Fee:** 950

**Association Fee Includes:** Common Areas, Maintenance Structure, Parking, Sewer, Security, Trash

**Tax Legal Description:** CITY OF MIAMI SOUTH PB B-41

**Association Fee Frequency:** Monthly

---

## Miscellaneous

**Public Survey Township:** 1

**Syndication Remarks:** New fully furnished 2/2 condo, short-term rentals allowed. Walk to dining, Brickell City Centre, and enjoy 2 balconies with Miami views.

**Virtual Tour URL:**

<https://www.propertypanorama.com/instaview/mia/A11485356>

**Public Survey Section:** 12

**Year Built Details:** Condo-Hotel

---

## Courtesy of

**Office Name:** Luxe Living Realty

