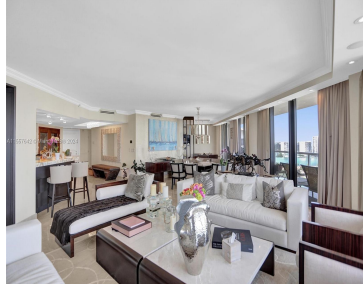


# 4000 ISLAND BLVD 2106 AVENTURA FL 33160

<https://www.cays.com>



\$2,350,000



STUNNING PROFESSIONALLY DESIGNED UNIT W/ MAGNIFICENT VIEWS OF THE INTRACOASTAL & OCEAN. GENEROUS LIVING SPACE INCLUDES A WINE ROOM, BUILT-IN BAR (PERFECT FOR ENTERTAINING), AND A SEPARATE DEN W/ FLOOR-TO-CEILING WINDOWS AND HARDWOOD FLOORS. THE UNIT FEATURES ELECTRIC SHADES, SMART HOME CONTROLS, TOP OF THE LINE KITCHEN APPLIANCES. THE OVERSIZED MASTER BEDROOM HAS HIS AND [...]

- 3 beds
- 4 baths
- Condominium
- Residential
- Active
- 3335 sq ft

## Basics

**Bathrooms Full:** 4

**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Year built:** 1985

**Lot Size Units:** Square Feet

**Type:** Condominium

**Bedrooms:** 3 beds

**Area:** 3335 sq ft



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## Property details

**Total Building Area:** 3335

**Subdivision Name:** 4000 ISL BLVD WILLIAMS IS

**Possession:** Closing & Funding

**Direction Faces:** East

**Parcel Number:** 28-22-10-067-1500

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## Property Features

**Exterior Features:** Balcony,Storm/Security Shutters

**Waterfront Features:** Intracoastal Access

**Parking Features:** One Space,Valet

**Appliances:** Dryer,Dishwasher,Electric Range,Disposal,Ice Maker,Microwave,Refrigerator,Washer

**Association Amenities:** Marina,Clubhouse,Playground,Pool,Spa/Hot Tub,Tennis Court(s),Trail(s),Transportation Service

**Cooling:** Central Air,Electric

**Covered Spaces:** 1

**Garage Spaces:** 1

**Heating:** Central,Electric

**Pets Allowed:** Size Limit,Yes

**View Y/N:** 1

**Entry Location:** 21

**Property Attached Y/N:** 1

**Stories Total:** 32

**Interior Features:** Bedroom on Main Level,Eat-in Kitchen,Living/Dining Room,Separate Shower,Walk-In Closet(s)

**Pool Features:** Association

**Security Features:** Closed Circuit Camera(s),Lobby Secured,Security Guard,Smoke Detector(s)

**Architectural Style:** High Rise

**Construction Materials:** Block

**Cooling Y/N:** 1

**Flooring:** Ceramic Tile,Wood

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Intercoastal,Ocean

**Entry Level:** 21

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

**Waterfront Y/N:** 1

**Utilities:** Cable Available

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## Rooms & Units Description



**Unit Number:** 2106

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## Location Details

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

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## Fees & Taxes

**Tax Annual Amount:** 21055

**Tax Year:** 2023

**Tax Legal Description:** 4000 ISL  
BLVD WILLIAMS ISL CONDO UNIT  
2106 UNDIV .8892% INT IN COMMON  
ELEMENTS OFF REC 12519-2663 OR  
13351-99 0787 1 F/A/U  
30-2210-067-1500

**Association Fee:** 3776

**Association Fee Frequency:**  
Monthly

**Association Fee Includes:** Amenities,Common  
Areas,Cable TV,Maintenance  
Structure,Parking,Sewer,Security,Trash,Water

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## Miscellaneous

**Public Survey Township:** 28

**Public Survey  
Section:** 10

**Syndication Remarks:** STUNNING UNIT, MAGNIFICENT WATER VIEWS, WINE  
ROOM, BUILT-IN BAR, DEN W/FLOOR-TO-CEILING WINDOWS, ELECTRIC  
SHADES, SMART HOME CONTROLS, LARGE CLOSETS.

**Year Built  
Details:** Resale

**Virtual Tour URL:** <https://tours.swift-pix.com/e/QQSfmWW>

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## Courtesy of

**Office Name:** Williams Island Realty, LLC

