



\$1,375,000

449 POINCIANA ISLAND DR, SUNNY ISLES BEACH, FL, 33160

<https://ritterproperties.com>

ASSUMABLE MORTGAGE at a 2.875% interest rate with an approximate remaining balance of \$550,000! This is not a remodel—it's a full architectural reinvention taken down to the studs and rebuilt with intention. Located on exclusive Poinciana Island, this residence offers unobstructed Intracoastal views overlooking the Oleta River and Oleta River State Park, delivering rare water-and-greenery [...]

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

Basics



Date added: Added 3 months ago

Type: Residential

Bedrooms: 4 beds

Half baths: 1 half bath

SubdivisionName: POINCIANA IS YT & RCQ
CLU

GarageSpaces: 1

UnitNumber: 1512

EntryLevel: 1

Category: Condominium

Status: Active

Bathrooms: 2 baths

Lot size, sq ft: 0 sq ft

ListOfficeName: Keller Williams Elite Properties

View: Bay, Intracoastal View, Water View

ListAOR: Miami Association of REALTORS®

MLS ID: A11924963

Building Details

Cooling features: Central Air, Electric

NewConstructionYN: No

Heating: Central, Electric

Parking: 2 Or More Spaces

Year built: 1981

Building Name: POINCIANA ISLAND

Exterior material: CBS Construction

Amenities & Features

Features: Built-in Features, Split Bedroom, Walk-In Closet(s)

Amenities: Dishwasher

Waterfront available: Yes

AttachedGarageYN: No

PoolPrivateYN: No

Security Features: Complex Fenced, Guard At Site

ExteriorFeatures: Open Balcony

GarageYN: Yes

CoolingYN: Yes

FireplaceYN: No

