

**Single Family**45 Star Island Dr

MIAMI BEACH, FL 33139-5146

ML#: A11085852**Status:** Active**Short Sale:** No**County:** Miami-Dade County**Area:** 42**Geo Area:****Furnished:** Unfurnished**Bedrooms:** 9**Convert Bed:****SqFt (Liv):** ≈9,753**SqFt (Adj):** ≈10,636**Bld Ar/Src:****Year Built:** 1981/Resale**Virtual Tour:** [Click Here](#)**List Price:** \$26,900,000**REO:** No**Baths:** 10/2**Tot SqFt:** ≈13,536**Location Information****Folio#:** ≈[0242040010380](#)**Municipal Code:** 2**Subdivision:** Star Island**Development:****Elementary:** South Pointe**High:** Miami Beach**Neighborhood:****Parcel #:** 0380**Town/Range:** 42**Middle:** Nautilus**Model Name:****Section:** 4**Zoning:** ≈2200**Subdivision #:** 1**General Information****Type Property:** Single**Style:** R35-WF/Pool/Ocean Access**Garage:** 4/Attached**Lot SF:** ≈46,429**Parking Desc:****Parking Restr:****Lot Desc:** 1 To Less Than 2 Acre Lot**Waterfront:** Yes/Bay Front, Ocean Access, One Fixed Bridge, Seawall**Water Access:** Private Dock, Unrestricted Salt Water Access**Water Frontage:** 190**Pool Dim:** 0**Pool:** Yes/Auto Pool Clean, Below Ground Pool, Child Gate Fence, Equipment Stays, Heated, Pool Bath**Design/Desc:** Detached/Two Story**Construction:** CBS Construction**Roof Desc:** Barrel Roof**Floor:** Marble Floors, Wood Floors**Front Exposure:** North**Appr Lot Size:****HOPA:** No HOPA**Auction:** No**Carport:****Remarks****Remarks:**

Now is the time to secure one of the last available opportunities to build your dream home on Miami's ultra-exclusive Island to the Stars. Star island is a guard gated private island with only 34 homes located in Miami Beach and within minutes to the Financial District and the very best of South Florida. Build on over an acre with 190' of waterfrontage and a deep-water dock with high 65' bridge clearance for large yachts. With over \$300 million sold on Star Island since last year including 5 sales between \$32.9M and \$49.5M, this is your call to action *Renderings for illustration purposes only; sale does not include new construction or plans.

SupRemarks:**Driving Directions:****Rooms****Bedroom Desc:** At Least 1 Bedroom Ground Level, Sitting Area - Master Bedroom, Master Bedroom Upstairs**Master Bath:** Bidet, Dual Sinks, Separate Tub & Shower**Addition Rooms:** Den/Library/Office, Family Room, Separate Guest/In-Law Quarters, Guest House, Maid/In-Law Quarters, Sauna, Storage Room, Utility Room/Laundry**Dining Desc:** Breakfast Area, Formal Dining, Snack Bar/Counter**Additional Information****Pets:** Yes**Pet Rstr:** None**Guest House:****# Ceiling Fans:****Interior Feat:**

First Floor Entry, Built-Ins, Closet Cabinetry, Cooking Island, Fireplace, Foyer Entry, French Doors, Laundry Tub, Pantry, Roman Tub, Volume Ceilings, Walk-In Closets

Equip/Apppl:

Automatic Garage Door Opener, Bottled Gas, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Owned Burglar Alarm, Gas Range, Refrigerator, Wall Oven, Washer

Window Treat:**Exterior Feat:** Barbeque, Fence, Exterior Lighting, Open Balcony, Open Porch, Electric Shutters, Hurricane Shutters**Subd Info:** Gated Community, Security Patrol**Restrictions:** No Restrictions

Maint Incl:**Heating:**

Central Heat, Electric Heat

Cooling:

Central Cooling, Electric Cooling

Sprinkler:**Water:**

Municipal Water

Sewer:

Municipal Sewer

Green Energy:**Financial Information****Assumable:****Total Mortg:****Type of Assoc:**

None

Assoc Fee:**Tax Amount:**

\$225,684

Tax Info:

Tax Reflects No Homestead Tax

Special Info:

As Is, Survey Available

Possession Info:

Funding

\$/SOH Value:**Terms:**

All Cash, Conventional, Cryptocurrency

Assoc Fee Pd:**Tax Year:**

2020

Assessed \$:**Membership:**

No

Flood Zone:

xAE

Owner Agent:

No

Prepared By: Selda Kirkan

Date Printed: 12/21/2021 07:22 PM

*** Flood Insurance is Required ***

Photos

A11085852

[45 Star Island Dr Miami Beach, FL 33139](#)

\$26,900,000

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