

Arbor Coconut Grove

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(also known as Arbor Residences) is a boutique, eco-friendly luxury condominium situated in the heart of Center Coconut Grove. This 5-story building is designed for low-density living, offering nature-inspired aesthetics and immediate access to the retail and dining of CocoWalk.

Fact Sheet

- **Address:** 3034 Oak Avenue, Miami, FL 33133.
- **Developer:** Urban Atlantic and Oak Ventures; the project was revitalized under Isaac Kodsi (Arbor Grove Development).
- **Architect:** Behar Font & Partners.
- **Interior Design:** Samuel Amoia.
- **Year Built/Completion:** Completed in 2023; new construction units remain available for sale in 2026.
- **Total Residences:** 45 to 52 units (records vary by unit type).
- **HOA Fees:** Approximately \$0.93 to \$1.20 per square foot per month (e.g., ~\$1,363 to \$2,362 depending on unit size).
- **Property Taxes:** Typically 1.50% to 1.84% of the assessed value in the 33133 zip code.

Residential Pricing & Sizes

Residences feature 10-foot ceilings, floor-to-ceiling windows, and various layouts including 2-story lofts and townhomes with private gardens. Average pricing for active 2026 listings is approximately \$1,192 to \$1,285 per square foot.

Residence Type	Interior Size (Sq. Ft.)	List Price (2026)	Price Per Sq. Ft.
2 Bedroom	1,474	\$1,676,700	\$1,138
3 Bedroom	1,575	\$1,781,325	\$1,131
3 Bedroom (Mid-Level)	1,575	\$1,918,000	\$1,218
Penthouse (3 BR)	1,870	\$2,403,000	\$1,285

Townhomes / Lofts

Up to 3,185

Contact Sales

Variable

Note: Pricing is based on recent February 2026 market data.

Amenities

The building emphasizes a "lush, private sanctuary" feel with wellness-focused facilities.

- **Wellness & Pool:** Lush courtyard swimming pool with a sun deck, chaise lounges, and a firepit.
- **Fitness:** Fully equipped fitness center and yoga-friendly spaces.
- **Outdoor Spaces:** Rooftop terrace with panoramic views of Coconut Grove and the waterfront.
- **Convenience:** 24-hour concierge, dedicated valet parking, and secured storage.
- **Eco-Friendly Features:** Electric car charging stations and a bicycle share/concierge program.
- **Pet Friendly:** The building is a pet-friendly community.

Additional Information

- **Rental Policy:** Boutique settings in Coconut Grove typically allow seasonal rentals, though specific 2026 bylaws should be verified for individual unit investment strategies.
- **Deposit Schedule:** As this building is largely completed, standard resale or developer-inventory closing terms apply, typically involving a **10%** deposit with the balance due at closing.