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**Price:** \$2,200

**MLS Number:** A11870961

**Rental**

**8821 Wiles Rd Unit 308, Coral Springs, Florida 33067 USA**

<b>Beds:</b> 3	<b>Baths:</b> 2	<b>Living Area:</b> 1,166
<b>Unit:</b> 308	<b>HOA Fees:</b>	<b>Year Built:</b> 1991
<b>Community:</b> EDGEWATER CONDO	<b>Subdivision:</b> EDGEWATER CONDO	
<b>Elementary School:</b> Coral Park	<b>Junior High:</b> Forest Glen	
<b>High School:</b> Coral Springs		

## ABOUT THIS PROPERTY

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CORNER UNIT WITH BEAUTIFUL POOL & TENNIS VIEWS. LOCATED IN A GATED COMMUNITY. HOME HAS VAULTED PORCELAIN FLOORING, OPEN EAT IN KITCHEN WITH A SPACIOUS BREAKFAST BAR. IN UNIT LAUNDRY ROOM BOSS SIZE WASHER & DRYER. ENJOY THE PET FRIENDLY RESORT STYLE COMMUNITY WITH 2 POOLS, GYM, TENNIS COURT, PLAYGROUND, PICNIC AREA AND MUCH MORE. PERFECT LOCATION WITHIN WALKING DISTANCE TO SHOPPING. CONVENIENTLY LOCATED NEAR THE SAWGRASS WITH QUICK ACCESS TO THE TURNPIKE & I95. FAMILY FRIENDLY NEIGHBORHOOD WITH DESIRED SCHOOLS NEARBY. 2 ASSIGNED PARKING SPACES AND PLENTY OF GUEST PARKING. WATER/TRASH INCLUDED IN RENT. HOA APPROVAL REQUIRED WITH 600 MINIMUM CREDIT SCORE. MOTIVATED TO SELL. CALL FOR ALL OFFERS. APPTS THROUGH SHOWINGTIME.

PROPERTY  
LOCATION

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YOUR REAL ESTATE ADVISOR IN MIAMI  
USA: + 1.954.884.5050  
[BREC@BRECREALTY.COM](mailto:BREC@BRECREALTY.COM) | [PRIVACY POLICY](#)

