



Price: \$495,000

MLS Number: F10471355

Condo / Town Home

200 S Birch Rd Unit 121, Fort Lauderdale, Florida 33316 USA

Beds: 2

Baths: 1

Taxes: \$6,075

Unit: 121

HOA Fees: \$2,000

Year Built: 1970

Community: Leisure Beach South

Subdivision: Leisure Beach South

ABOUT THIS PROPERTY

This rare, corner penthouse offers the perfect blend of luxury and convenience just two blocks from the beach, right off Las Olas. This updated 2-bedroom, 1-bath unit features a sleek, modern design with tile flooring throughout, a newly updated kitchen and bathroom, central AC, and impact-resistant doors and windows. Enjoy expansive, unobstructed ocean views from your private balcony. The prime location places you within walking distance of vibrant restaurants, bars, and nightlife, making it ideal for anyone looking to experience the best of beachside living.

FEATURES

Community:	Community Laundry Facilities, Community In-door Swimming Pool, Picnic Area(s)
Exterior:	Balcony
Flooring:	Tile Flooring
Inclusions:	Electric Range and Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Trash Compactor
Interior:	Ceiling Fan(s), Fire Sprinkler System
Scenery:	Ocean View, Ocean Frontage, Waterview

PROPERTY
LOCATION



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