



Price: \$1,795,000

MLS Number: F10474454

Condo / Town Home

3040 N Ocean Blvd Unit N106, Fort Lauderdale, Florida 33308 USA

Beds: 3

Baths: 3

Half Baths: 1

Taxes: \$33,188

Living Area: 2,306

Unit: N106

Lot Square Feet: 3,096

HOA Fees: \$2,767

Year Built: 2020

Community: 30-Thirty N. Ocean

Subdivision: 30-Thirty N. Ocean

Elementary School: Bayview

Junior High: Sunrise

High School: Fort Lauderdale

ABOUT THIS PROPERTY

Newer construction-corner 2-story condo w/floor-to-ceiling glass lets the light pour in & has views of lush greenery, bringing the outdoors in. Beautiful large gourmet kitchen has high-end finishes w/subzero & wolf appliances, quartz counters & Italian cabinetry. Direct elevator entrance into this move-in ready property furnished w/a neutral palette. Huge terrace w/summer kitchen & backyard atmosphere. Private home feel w/the convenience condo living. Large main bedroom w/double w-i-c. Bedrooms are ensuite & have balconies. 2 covered parking spaces & storage closet. 2-story clubhouse w/pool, fitness center & more. Maintenance fee incl. EVERYTHING except electric. This amazing residence is very close to restaurants, shopping and only 600 ft to the beach! Pets welcome. 2 parking spaces.

FEATURES

Community:	Pool Table(s), Community Clubhouse(s), Community In-door Swimming Pool, Extra Storage Available
Energy:	Storm Windows
Exterior:	Balcony, Patio
Flooring:	Tile Flooring
General:	Elevator(s)
Heat/Cool:	Central Air Conditioning
Inclusions:	Gas Range and Oven, Self-cleaning Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer, Built-in Oven
Interior:	Breakfast Bar, Pantry, Walk-in Closet(s), Fire Sprinkler System, Cathedral Ceilings
Rooms:	Formal Dining Room, Breakfast Area
Scenery:	Garden View

PROPERTY
LOCATION



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