



Price: \$263,990

MLS Number: F10492630

Condo / Town Home

2600 S University Dr Unit 111, Davie, Florida 33328 USA

Beds: 2

Baths: 2

Taxes: \$5,116

Living Area: 1,124

Unit: 111

HOA Fees: \$537

Year Built: 1998

Community: ROYAL GRAND CONDO

Subdivision: ROYAL GRAND CONDO

Elementary School: Tropical (Broward)

Junior High: Seminole

High School: Plantation High

ABOUT THIS PROPERTY

LOCATION, LOCATION, LOCATION! Just minutes from St. Thomas University, the Hard Rock Hotel & Stadium, Gulfstream Park, Hollywood Beach, and a great selection of shops and restaurants. It's also within walking distance of the Nova Southeastern University campus. Located in the heart of Davie, this spacious first-floor condo offers a split-bedroom layout—ideal for roommates or students attending nearby colleges. The living room features vaulted ceilings and opens to a large patio with access from both bedrooms as well. The unit includes a washer and dryer, and the building has been recently painted and has a newly built roof. Royal Grand provides excellent amenities, including a pool, tennis and basketball courts, fitness center, and more.

FEATURES

Community:	Picnic Area(s), Community Childrens Play Area'
Exterior:	Porch
Flooring:	Tile Flooring
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Rooms:	Living/dining Room Combination
Scenery:	Garden View

PROPERTY
LOCATION



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