



Price: \$369,501

MLS Number: F10494763

Condo / Town Home

3200 NE 36th St Unit 619, Fort Lauderdale, Florida 33308 USA

Beds: 2

Baths: 2

Taxes: \$2,569

Living Area: 1,350

Unit: 619

HOA Fees: \$950

Waterfront: YES

Year Built: 1963

Community: CORAL RIDGE TOWERS NORTH

Subdivision: CORAL RIDGE TOWERS NORTH

ABOUT THIS PROPERTY

TOTALLY RENOVATED 2/2 1350 SQ FT WALK TO BEACH. LUXURY RESORT STYLE. ALL ASSESSMENTS ARE PAID, NEW FIRE ALARM AND SPRINKLERS THE BUILDING IS COMPLETELY UPDATED, 24 HR SECURITY, FOB ENTRANCE 30 X 60 HEATED POOL ON INTRACOASTAL, ONSITE MANAGER, LAND OWNED, DIGITAL OPTIC CABLE WITH INTERNET AND SHOWTIME, FITNESS ROOM, LIBRARY, COMMUNITY ROOM WITH FULL KITCHEN, BBQ AREA, SHUFFLEBOARD, CAR WASH AREA, EXTRA STORAGE, BIKE ROOM. PLENTY OF SOCIAL ACTIVITIES, BOAT DOCK, WITHIN WALKING DISTANCE TO THE BEACH, RESTAURANTS, STORES, BANK, POST OFFICE, DRS, PUBLIC TRANSPORTATION, FINANCE 50%. ONE BUYER MUST BE 55+ WITH INCOME OF \$85K

FEATURES

Community:	Community In-door Swimming Pool
Flooring:	Tile Flooring
General:	Housing for Older Persons
Heat/Cool:	Central Air Conditioning
Inclusions:	Disposal, Dishwasher, Ice Maker Line, Refrigerator
Interior:	Walk-in Closet(s)
Scenery:	River Frontage, Canal Waterfront Property, Intra-coastal, Garden View

PROPERTY
LOCATION



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

