



Price: \$449,000

MLS Number: F10497736

Condo / Town Home

2500 E Las Olas Blvd Unit 308, Fort Lauderdale, Florida 33301 USA

Beds: 3

Baths: 2

Half Baths: 1

Taxes: \$6,061

Living Area: 1,706

Unit: 308

HOA Fees: \$1,937

Year Built: 1969

Community: MARINE TOWER

Subdivision: MARINE TOWER

ABOUT THIS PROPERTY

Paradise awaits in this 3-BR spacious condo offering a blend of work, and coastal living on the famed Las Olas Blvd. Rare opportunity for buyers to add personal touches while building instant equity. New kitchen, new floors, and new HVAC, and new impact windows and door!Priced to accommodate updates! 1700 Sq. Ft. layout ideal for work from home office or guests. Easy access to the beach and city convenience. Well maintained, financially sound building with full reserves. Heated pool, covered parking, fitness center and 24 hr concierge. Vibrant neighborhood on the intercostal. A short walk across the bridge to Fort Lauderdale beach, authentic French Bakery, new City marina, and luxury hotels, wine bars, shopping, and restaurants along A1A. Certified emotional support animals allowed!

FEATURES

Community:	Community In-door Swimming Pool, Picnic Area(s), Extra Storage Available
Exterior:	Balcony
Flooring:	Tile Flooring
General:	Elevator(s)
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Dishwasher, Clothes Dryer
Interior:	Walk-in Closet(s), Fire Sprinkler System
Rooms:	Living/dining Room Combination, Breakfast Area, Foyer, Library

PROPERTY
LOCATION



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