



Price: \$350,000

MLS Number: F10506660

Condo / Town Home

3100 NE 49th St Unit 610, Fort Lauderdale, Florida 33308 USA

Beds: 2

Baths: 2

Taxes: \$7,651

Living Area: 1,400

Unit: 610

Lot Square Feet: 1,400

HOA Fees: \$1,165

Waterfront: YES

Year Built: 1970

Community: Royal Mariner

Subdivision: Royal Mariner

Date Sold: 10/31/2025

ABOUT THIS PROPERTY

Great value opportunity to add value to an original condition condo! 2025 sales of renovated same size units units sold for \$590,000 and \$550,000. Large SW corner w/ amazing sunset views to the west, views of downtown Fort Lauderdale to the south, canal views below and of the intracoastal and ocean to the east. Unbeatable walkability to 3 direct intracoastal restaurants and just a short walk to the beach in LAUDERDALE BY THE SEA. This end unit has a solid concrete block wall dividing it from the unit next door, making the space very well soundproofed. This is a great opportunity for someone looking to add value and create equity. Pets under 15 pounds are welcome. Unit comes with garage parking. Common area deepwater, no fixed bridge dockage. Ask price below county assessed value.

PROPERTY
LOCATION



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