



Price: \$850,000

MLS Number: F10508463

Condo / Town Home

1530 S Ocean Blvd Unit 12, Lauderdale By The Sea, Florida 33062 USA

Beds: 2

Baths: 2

Taxes: \$2,762

Living Area: 1,070

Unit: 12

Lot Square Feet: 1,070

HOA Fees: \$962

Waterfront: YES

Year Built: 1960

Community: OCEAN EAST

Subdivision: OCEAN EAST

Elementary School: McNab

Junior High: Pompano Beach

High School: Northeast

ABOUT THIS PROPERTY

RARE OPPORTUNITY. Wake up to breathtaking sunrises & unwind under full moon evenings in this one-of-a-kind beachfront villa just steps from the sand in Lauderdale by the Sea! Enjoy MILLION-DOLLAR OCEAN VIEWS from a massive private balcony. Offering deeded PRIVATE BEACH. Washer/dryer in unit, newer AC, low HOA for a beachfront villa, no assessments, & NO LAND LEASE—CO-OP owns the land. RENTALS are allowed. Impact windows. Remodeled kitchen. Spacious rooms. Beautifully maintained BOUTIQUE complex with lush landscaping & inviting amenities. Structural Milestone Certifications Completed. Prime location near downtown, dining, shops, & the up-&-coming Pompano scene...A hidden treasure at unbeatable value, lifestyle, & location. A serene escape by the sea—your own slice of paradise. Come see it.

FEATURES

Community:	Community Laundry Facilities, Community Clubhouse(s), Community In-door Swimming Pool, Picnic Area(s), Extra Storage Available
Energy:	Storm Windows
Exterior:	Balcony, Porch
Flooring:	Tile Flooring
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Ceiling Fan(s)
Rooms:	Living/dining Room Combination
Scenery:	Ocean View, Ocean Frontage, Waterview

PROPERTY
LOCATION



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