



Price: \$249,900

MLS Number: F10527053

Condo / Town Home

200 S Birch Rd Unit 305, Fort Lauderdale, Florida 33316 USA

Beds: 1

Baths: 1

Taxes: \$4,521

Living Area: 647

Unit: 305

HOA Fees: \$700

Year Built: 1970

Community: Leisure Beach

Subdivision: Leisure Beach

Elementary School: Harbordale

Junior High: Sunrise

High School: Fort Lauderdale

ABOUT THIS PROPERTY

Prime Location! Bright and spacious 1 Bed / 1 Bath condo featuring spectacular views and ceramic tile flooring throughout. Just minutes from the beach, Las Olas Blvd, top restaurants, shops, parks, and nightlife. The secure building offers great amenities including a pool, clubhouse, elevator, laundry facilities, and car wash area. One assigned parking space included. Recent building updates include complete balcony restoration and fresh exterior painting.

FEATURES

Community:	Community Laundry Facilities
Energy:	Storm Windows
Exterior:	Balcony
Flooring:	Tile Flooring, Hardwood Floors
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Refrigerator, Clothes Dryer
Rooms:	Living/dining Room Combination

PROPERTY
LOCATION



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