



**Price: \$102,500**

**MLS Number: F10530750**

**Condo / Town Home**

**2901 Sunrise Lakes Dr Unit 101, Fort Lauderdale, Florida 33322 USA**

**Beds: 2**

**Baths: 2**

**Taxes: \$280**

**Living Area: 850**

**Unit: 101**

**HOA Fees: \$586**

**Year Built: 1973**

**Community: Sunrise Lakes Phase I**

**Subdivision: Sunrise Lakes Phase I**

# ABOUT THIS PROPERTY

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THIS SPACIOUS CORNER UNIT ON THE FIRST FLOOR FEATURES A THOUGHTFULLY DESIGNED SPLIT FLOOR PLAN WITH TWO BEDROOMS AND TWO BATHROOMS, IDEAL FOR 55+ LIVING. ENJOY THE CONVENIENCE OF AN ASSIGNED SPACE RIGHT IN FRONT OF THE UNIT, ALONG WITH PLENTY OF GUEST PARKING NEARBY. RESIDENT CAN TAKE ADVANTAGE OF A VARIETY OF AMENITIES, SUCH AS A POOL, CLUBHOUSE, AND TENNIS COURTS, PROMOTING AN ACTIVE LIFESTYLE. WITH SHOPPING AND ENTERTAINMENT JUST A SHORT DISTANCE AWAY, THIS HOME OFFERS THE PERFECT BLEND OF COMFORT, CONVENIENCE, AND COMMUNITY. YOU'LL FEEL RIGHT AT HOME FROM THE MOMENT YOU MOVE IN. 20% MINIMUM DOWNPAYMENT PER ASSOCIATION AND 650 CREDIT SCORE.

## FEATURES

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|-------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Community:  | Community Laundry Facilities, Pool Table(s), Community Clubhouse(s), Picnic Area(s), Community Tennis Court(s), Extra Storage Available |
| Flooring:   | Tile Flooring                                                                                                                           |
| General:    | Elevator(s), Housing for Older Persons                                                                                                  |
| Heat/Cool:  | Central Air Conditioning                                                                                                                |
| Inclusions: | Electric Range and Oven, Cooktop Range, Refrigerator                                                                                    |
| Interior:   | Ceiling Fan(s)                                                                                                                          |
| Rooms:      | Living/dining Room Combination                                                                                                          |
| Scenery:    | Garden View                                                                                                                             |

PROPERTY  
LOCATION

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