



Price: \$399,900

MLS Number: F10532338

Condo / Town Home

3200 Port Royale Dr Unit 1109, Fort Lauderdale, Florida 33308 USA

Beds: 2

Baths: 2

Taxes: \$3,799

Living Area: 1,379

Unit: 1109

HOA Fees: \$1,410

Waterfront: YES

Year Built: 1981

Community: Tower at Port Royale

Subdivision: Tower at Port Royale

ABOUT THIS PROPERTY

Remodeled 09 Unit - Two Master Suites. All Marble Floorsâ€¦. All Impact Glass. Glass Interior Doors. Remote Shades in Master and LR. Unfurnished. @\$70,000 -\$80,000+ in upgrades!! Her Bath Glass Tile - His Bath All Black Granite. Granite Tops in Kitchen. Glass Tile in Kitchen, GE Double Profile Oven, Stainless Steel Dishwasher, Refrigerator. Newer A/C. And Hot Water Heater. Closets, Closets, Closets all California Closets (closets in today prices - \$20-\$25,000) (2nd Bedroom) wall to wall closets. Master Bed Added closets. Smooth Ceilings. 40-year-inspection completed. Indoor-covered parking Large pool, tennis courts, gym, library/card room, and BBQ area -Marina/docks. (MORE DETAILED PICS AVAILABLE) 40-year-inspection completed. ...Never Leased....Always maintained as owners.

FEATURES

Community:	Pool Table(s)
Exterior:	Balcony
Flooring:	Marble Floors
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Clothes Dryer
Interior:	Fire Sprinkler System
Parking:	Detached Parking
Scenery:	Ocean View, Intra-coastal

PROPERTY
LOCATION



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