



Price: \$735,000

MLS Number: F10533129

Condo / Town Home

215 N Birch Rd Unit 2B, Fort Lauderdale, Florida 33304 USA

Beds: 2

Baths: 2

Taxes: \$6,007

Living Area: 1,318

Unit: 2B

HOA Fees: \$1,403

Waterfront: YES

Year Built: 1959

Community: The Versailles

Subdivision: The Versailles

ABOUT THIS PROPERTY

Amazing direct Intracoastal views. Priced over \$200K below the last off-market sale. Panoramic water views and a front row seat to the daily boat parade. Wall-to-wall stacking impact windows seamlessly blend indoor-outdoor living. An open-concept layout with a large kitchen, freshly painted and tile flooring throughout. The Versailles, an architecturally striking mid-century modern boutique building just one block from Fort Lauderdale Beach with a stunning new pool deck and a brand new roof. Fully funded Reserves. Enjoy the convenience of being moments from world-class dining on Las Olas Blvd and nearby beachfront restaurants. A Water Taxi stop is just one street away.

FEATURES

Community:	Community In-door Swimming Pool, Picnic Area(s), Extra Storage Available
Energy:	Storm Windows
Flooring:	Tile Flooring
General:	Elevator(s)
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Ceiling Fan(s)
Scenery:	Intra-coastal
Style:	Highrise

PROPERTY
LOCATION



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