



Price: \$529,000

MLS Number: F10534482

Condo / Town Home

401 SW 4th Ave Unit 301, Fort Lauderdale, Florida 33315 USA

Beds: 2

Baths: 2

Taxes: \$6,687

Living Area: 1,227

Unit: 301

HOA Fees: \$1,276

Waterfront: YES

Year Built: 2004

Community: Esplanade

Subdivision: Esplanade

ABOUT THIS PROPERTY

Enjoy effortless New River living in this beautifully designed condo featuring a split floor plan and direct garage entry—no elevator needed. Marble floors, crown molding, and an open kitchen with light wood cabinetry, stainless-steel appliances, double sinks, and a breakfast bar for four create an inviting space. Sliders from every room lead to a spacious balcony with panoramic views of the downtown skyline and iconic Raintree—gorgeous by day, sparkling at night. The primary suite offers built-in closets, dual sinks, a jacuzzi tub, and a separate shower. Resort-style amenities include a heated pool, spa, gym, tennis, pickleball, 24-hour security, Amazon lockers, and a community room. Walk or water taxi to Las Olas dining, shopping and nightlife.

FEATURES

Community:	Community Clubhouse(s), Community In-door Swimming Pool, Picnic Area(s), Community Spa(s), Community Tennis Court(s), Extra Storage Available
Exterior:	Balcony
Flooring:	Marble Floors, Tile Flooring
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Self-cleaning Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Ice Maker Line, Refrigerator, Clothes Dryer
Interior:	Breakfast Bar, Ceiling Fan(s), Walk-in Closet(s), Fire Sprinkler System
Recreation:	Tennis Court
Rooms:	Living/dining Room Combination, Foyer
Scenery:	River Frontage, River View, Garden View
Style:	Highrise

PROPERTY
LOCATION



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