



Price: \$429,000

MLS Number: F10535957

Condo / Town Home

1401 S Ocean Blvd Unit 605, Pompano Beach, Florida 33062 USA

Beds: 2

Baths: 2

Taxes: \$8,256

Living Area: 1,800

Unit: 605

HOA Fees: \$1,157

Waterfront: YES

Year Built: 1972

Community: EMERALD TOWER CONDO

Subdivision: EMERALD TOWER CONDO

ABOUT THIS PROPERTY

JUST REDUCED - BRING OFFER!!! Emerald Tower is completely updated with approved 50 year County & City concrete restoration & assessments paid w/nothing currently pending! Directly across the street from the ocean with private deeded access to El Mar Beach Club! Very spacious condo (1800 sq ft per BCPA tax) centrally located between Spanish River & Atlantic Ocean. ALL NEW IMPACT WINDOWS & DOORS, plus hurricane shutters! Laminate flooring & tile throughout, new washer/dryer in unit, 1 assigned parking space in secure parking garage. Amenities: bike & paddleboard storage, heated pool, gym, pool table, ping pong, card room, library, party room newer kitchen & furniture, 2 gas grills, car wash, secure building & LOTS of guest parking! *Docks have waiting list. EASY TO SHOW!

FEATURES

Community:	Pool Table(s), Community Clubhouse(s), Community In-door Swimming Pool, Picnic Area(s), Extra Storage Available
Energy:	Storm Windows
Exterior:	Balcony
Flooring:	Tile Flooring
General:	Elevator(s)
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Ceiling Fan(s), Walk-in Closet(s)
Rooms:	Living/dining Room Combination, Library
Scenery:	River View, Ocean View, Ocean Access, Canal Waterfront Property, Intra-coastal
Style:	Highrise

PROPERTY
LOCATION



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