



Price: \$479,000

MLS Number: F10541909

Condo / Town Home

9 N Birch Rd Unit 303, Fort Lauderdale, Florida 33304 USA

Beds: 1

Baths: 1

Taxes: \$5,796

Living Area: 640

Unit: 303

HOA Fees: \$700

Waterfront: YES

Year Built: 1966

Community: Harbor House East

Subdivision: Harbor House East

ABOUT THIS PROPERTY

Stunning views of the Intracoastal Waterways, pool and the daily boat parade and evening sunsets. Located in one of the most beautiful areas in Fort Lauderdale Beach with water views that make you fall in love with it. Peaceful common areas perfect for gathering with family and friends. This unit is one bedroom one bathroom and a spacious dining and living areas with a nice murphy bed. It has a tankless water heater and newly remodeled walk in shower with new tile throughout. Feel blessed by all the light that comes from its windows facing the pool and the Intracoastal. Easy walk to the beach, shops, restaurants, Las Olas and more... Immaculately maintained and ready to enjoy it. All assessments are completed and paid. *A* must see and very easy to show! Seller is very motivated!

FEATURES

Community:	Community In-door Swimming Pool
Energy:	Storm Windows
Exterior:	Balcony
Flooring:	Tile Flooring
General:	Elevator(s)
Heat/Cool:	Wall or Window Air Conditioner(s)
Inclusions:	Electric Range and Oven, Cooktop Range, Disposal, Refrigerator
Scenery:	Ocean Access, Intra-coastal

PROPERTY
LOCATION



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