



Price: \$115,000

MLS Number: F10545539

Condo / Town Home

10442 Sunrise Lakes Blvd Unit 312, Sunrise, Florida 33322 USA

Beds: 2

Baths: 1

Half Baths: 1

Taxes: \$488

Living Area: 790

Unit: 312

HOA Fees: \$691

Waterfront: YES

Year Built: 1981

Community: Sunrise Lakes phase 4 inc

Subdivision: Sunrise Lakes phase 4 inc

ABOUT THIS PROPERTY

Welcome to this unique 2-bedroom, 2-bathroom corner unit on the 3rd floor, offering serene canal views from your screened balcony—perfect for relaxing and enjoying the tranquil surroundings. The upgraded kitchen features modern finishes, making it a delightful space for cooking and entertaining. The ceramic tile floors throughout the unit add a sleek and low-maintenance touch. Located in the highly desirable 55+ community of Sunrise Lake, residents have access to an abundance of amenities, including a movie theater, courtesy bus, tennis courts, golf, pools, sauna, hot tub, and much more! This unit also includes assigned parking, with plenty of guest parking available. Don't miss your chance to experience comfortable living in a vibrant active community!

FEATURES

Community:	Community Laundry Facilities, Pool Table(s), Community Clubhouse(s), Community In-door Swimming Pool, Picnic Area(s), Courtesy Bus
Flooring:	Tile Flooring
General:	Elevator(s), Housing for Older Persons
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Freezer
Interior:	Ceiling Fan(s)
Rooms:	Library
Scenery:	Canal View, Canal Waterfront Property

PROPERTY
LOCATION



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