



Price: \$154,900

MLS Number: F10549169

Condo / Town Home

4051 NE 13th Ave Unit 62, Fort Lauderdale, Florida 33334 USA

Beds: 2

Baths: 1

Taxes: \$3,423

Living Area: 770

Unit: 62

Lot Square Feet: 770

HOA Fees: \$0

Waterfront: YES

Year Built: 1969

Community: AZUL AT KIMBERLY LAKE

Subdivision: AZUL AT KIMBERLY LAKE

ABOUT THIS PROPERTY

Welcome to this charming 2BR 1BA ground level condo ideally located near downtown Oakland Park, offering the perfect blend of comfort, convenience, & investment potential. The well-maintained quiet community features a serene man-made lake, lush landscaping & beautiful resort-style swimming pool. Pets allowed and is ideal for both homeowners & investors. Inside features 2 large bedrooms with walk-in closets & updated bath. Kitchen has been updated & includes dishwasher & disposal. Freshly painted walls thruout. Enjoy low maintenance fees & flexibility to rent Day 1, making it a standout opportunity. Minutes from dining, shopping, entertainment, major roadways & beach, this property delivers relaxed South Florida living with unbeatable accessibility! (Furnished photos - Virtually Staged)

FEATURES

Community:	Community Laundry Facilities, Community Clubhouse(s), Community In-door Swimming Pool
Flooring:	Tile Flooring
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator
Interior:	Walk-in Closet(s)
Rooms:	Living/dining Room Combination
Scenery:	Lake Frontage

PROPERTY
LOCATION



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