



Price: \$2,195,000

MLS Number: F10549642

Condo / Town Home

209 N Birch Rd Unit 1002, Fort Lauderdale, Florida 33304 USA

Beds: 3

Baths: 4

Half Baths: 1

Taxes: \$21,201

Living Area: 3,910

Unit: 1002

HOA Fees: \$5,099

Waterfront: YES

Year Built: 2001

Community: Alhambra Place

Subdivision: Alhambra Place

ABOUT THIS PROPERTY

Iconic night views set the stage for this extraordinary home in the sky, where the Intracoastal, ocean and city skyline create a dramatic backdrop day and night. Just steps from the beach, this fully reimagined residence was transformed in 2023 to deliver refined coastal living with a contemporary edge. A spacious open layout is framed by floor to ceiling glass, flooding the interiors with natural light and captivating water views from nearly every room. The entertainerâ€™s kitchen features sleek cabinetry, designer-curated finishes, and a seamless flow to the living and dining spaces. Spa inspired bathrooms & private terraces invite moments of relaxation from sunrise to sunset. Alhambra Place offers a boutique lifestyle defined by privacy, elegance, and quiet sophistication.

FEATURES

Community:	Community In-door Swimming Pool
Energy:	Storm Windows
Exterior:	Balcony
Flooring:	Vinyl Flooring
General:	Elevator(s)
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer, Built-in Oven
Interior:	Breakfast Bar
Rooms:	Living/dining Room Combination, Kitchen/dining Room
Scenery:	Ocean View, Intra-coastal, Waterview

PROPERTY
LOCATION



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YOUR REAL ESTATE ADVISOR IN MIAMI
USA: + 1.954.884.5050
BREC@BRECREALTY.COM | [PRIVACY POLICY](#)

