



**Price: \$375,000**

**MLS Number: F10552480**

**Condo / Town Home**

**1301 River Reach Dr Unit 306, Fort Lauderdale, Florida 33315 USA**

**Beds: 2**

**Baths: 2**

**Taxes: \$4,803**

**Living Area: 900**

**Unit: 306**

**HOA Fees: \$2,619**

**Waterfront: YES**

**Year Built: 1974**

**Community: River Reach Condominium**

**Subdivision: River Reach Condominium**

# ABOUT THIS PROPERTY

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Be prepared to be impressed! No expense spared with this amazing condo! Architect designed, tastefully renovated 2 bedroom / 2 bath. Converted from a HUGE 1 bedroom / 1.5 bath. No detail overlooked. Super chic and modern everything. Interior corner, 3rd floor, 900SF with amazing water views. Ceramic floor in the common areas, wood planks in the bedrooms and tile in the bathrooms. Creatively remodeled kitchen features tons of storage & and nicely arranged SS appliances. Wine Cooler. River Reach is a quiet, gated tropical island community in east Fort Lauderdale. Amenities - Gym, 3 pools & 2 tennis courts. Bike and kayak storage available. Safe-Harbor boat dockage is offered to owner residents at \$40.00/ft/yr, as available up to 50' OAL. 2 pets up to 20 Lbs each.

## FEATURES

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|             |                                                              |
|-------------|--------------------------------------------------------------|
| Community:  | Picnic Area(s)                                               |
| Exterior:   | Balcony                                                      |
| Heat/Cool:  | Central Air Conditioning                                     |
| Inclusions: | Electric Range and Oven, Cooktop Range, Disposal, Dishwasher |
| Scenery:    | Canal View                                                   |
| Style:      | Highrise                                                     |

PROPERTY  
LOCATION

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