



Price: \$160,000

MLS Number: F10554212

Condo / Town Home

101 NW 76th Ave Unit 102, Margate, Florida 33063 USA

Beds: 2

Baths: 2

Taxes: \$2,237

Living Area: 990

Unit: 102

HOA Fees: \$1,589

Waterfront: YES

Year Built: 1975

Community: Oriole Gardens Three

Subdivision: Oriole Gardens Three

ABOUT THIS PROPERTY

TURN-KEY Tranquil Canal Views and Sunset Skies. Immaculate First Floor Unit has 2 Primary Ensuite's. Beautifully Update Kitchen and Bathrooms. Extra Clothing & Linen Closets. Shower with Sliding Glass Doors. Enjoy the View from the added Bonus Florida Room through the Full Wall of Hurricane Impact Sliding Glass Doors. The Views are Amazing and the Sunset skies are an added bonus. Tile flooring throughout with carpet in the Guest room. Ceiling fans in all rooms. A/C 2018, HWH 2018. Community events include Bingo, Dinner parties, BBQ's and so much more where you get to meet and make new friends. Association requires 20% down & Sec Deposit equal to 6 months assoc. fees held for 18 months. All buyers must meet the required \$40k income and 700+ CS Married couples use combined income.

FEATURES

Community:	Community Laundry Facilities, Pool Table(s), Community Clubhouse(s), Community In-door Swimming Pool, Picnic Area(s), Extra Storage Available
Exterior:	Patio
Flooring:	Tile Flooring
General:	Housing for Older Persons
Heat/Cool:	Central Air Conditioning
Inclusions:	Self-cleaning Oven, Microwave Oven, Disposal, Dishwasher, Refrigerator
Interior:	Walk-in Closet(s)
Rooms:	Library
Scenery:	Canal View, Canal Waterfront Property

PROPERTY
LOCATION



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