





|                                                        |  |                         |                               |                    |  |
|--------------------------------------------------------|--|-------------------------|-------------------------------|--------------------|--|
| Price: \$274,550                                       |  | MLS Number: RX-11079180 |                               | Condo              |  |
| 2809 Florida Unit 307, Delray Beach, Florida 33483 USA |  |                         |                               |                    |  |
| Beds: 2                                                |  | Baths: 2                |                               | Living Area: 1,009 |  |
| Unit: 307                                              |  | Total Units: 399        |                               | HOA Fees: \$1,009  |  |
| Waterfront: YES                                        |  | Year Built: 1971        |                               |                    |  |
| Community: Tropic Bay                                  |  |                         | Subdivision: TROPIC BAY CONDO |                    |  |

# ABOUT THIS PROPERTY

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Rare....Washer and Dryer in this unit! Beautiful Canal and pool views from this tile and wood floor unit with updated baths, re SITE Mgmt! Many clubs & Social events within the community along w 3 heated pools, 2 clubhouses (weight/fitness area,cor PASSED BY THIS BUILDING (BLG 16). There is no need for a Phase 2.

## FEATURES

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|               |                                                                                                                         |
|---------------|-------------------------------------------------------------------------------------------------------------------------|
| Construction: | Concrete Block Stucco                                                                                                   |
| Financial:    | No Rentals                                                                                                              |
| Flooring:     | Tile Flooring, Hardwood Floors                                                                                          |
| General:      | Housing for Older Persons                                                                                               |
| Heat/Cool:    | Central Air Conditioning, Central Heat, Electric Heating                                                                |
| Inclusions:   | Electric Range and Oven, Stove, Microwave Oven, Cooktop Range, Dishwasher, Refrigerator, Clothes Washer, Range and Oven |
| Interior:     | Walk-in Closet(s)                                                                                                       |
| Parking:      | Assigned Parking, Guest Parking                                                                                         |
| Rooms:        | Living/dining Room Combination                                                                                          |
| Scenery:      | Canal View                                                                                                              |

PROPERTY  
LOCATION

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