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|----------------------------------------------------------------------------|------------------------|---------------------------------------|--------------|
| <b>Price: \$349,500</b>                                                    |                        | <b>MLS Number:</b> RX-11101754        | <b>Condo</b> |
| <b>6662 Boca Del Mar 116 Drive Unit 116, Boca Raton, Florida 33433 USA</b> |                        |                                       |              |
| <b>Beds:</b> 2                                                             | <b>Baths:</b> 2        | <b>Living Area:</b> 1,467             |              |
| <b>Unit:</b> 116                                                           | <b>Total Units:</b> 56 | <b>HOA Fees:</b> \$745                |              |
| <b>Year Built:</b> 1981                                                    |                        |                                       |              |
| <b>Community:</b> Club Royale Condominium                                  |                        | <b>Subdivision:</b> CLUB ROYALE CONDO |              |

# ABOUT THIS PROPERTY

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Beautifully upgraded first-floor unit with stunning golf course views Excellent central Boca Location. updated kitchen with granite assessments. Newly renovated gym. Barbecue, pool, exercise room and hot tub. Primary suite features floor to ceiling windows All homes have beautiful southern exposure, covered parking and a separate private storage room. The lobby and clubhouse

## FEATURES

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|-------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Community:  | Gated Community, On-site Guard                                                                                                                                   |
| Exterior:   | Enclosed Patio                                                                                                                                                   |
| Flooring:   | Tile Flooring                                                                                                                                                    |
| General:    | Elevator(s)                                                                                                                                                      |
| Heat/Cool:  | Central Air Conditioning, Central Heat, Electric Heating                                                                                                         |
| Inclusions: | Electric Range and Oven, Stove, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Ice Maker Line, Refrigerator, Clothes Washer, Clothes Dryer, Range and Oven |
| Interior:   | Pantry, Dry Bar, Wetbar, Walk-in Closet(s), Fire Sprinkler System                                                                                                |
| Lot:        | Trees, Sidewalk                                                                                                                                                  |
| Parking:    | Assigned Parking, Covered Parking Area, Guest Parking                                                                                                            |
| Scenery:    | Golf Course Frontage, Golf Course View                                                                                                                           |
| Style:      | Contemporary                                                                                                                                                     |



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