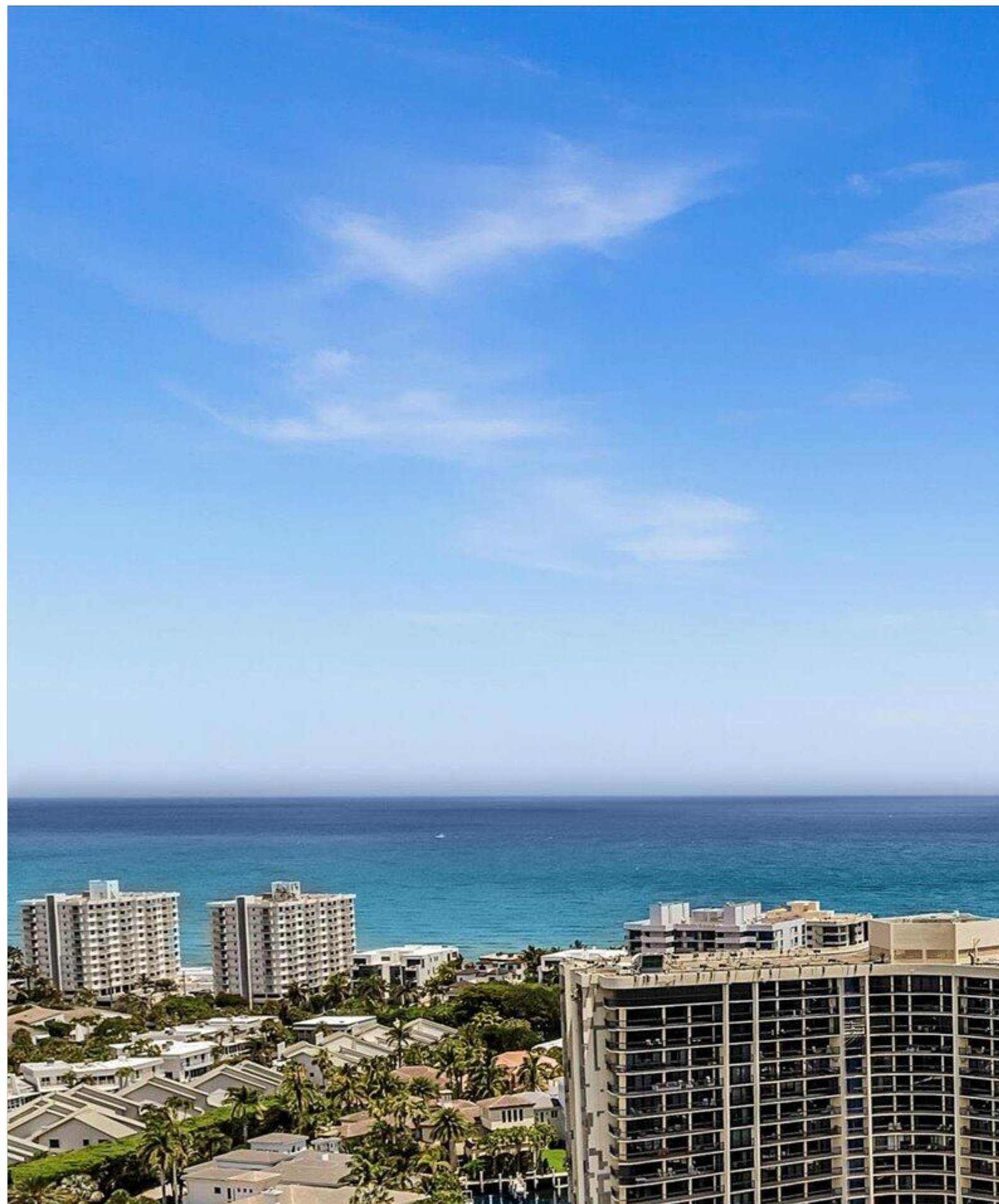
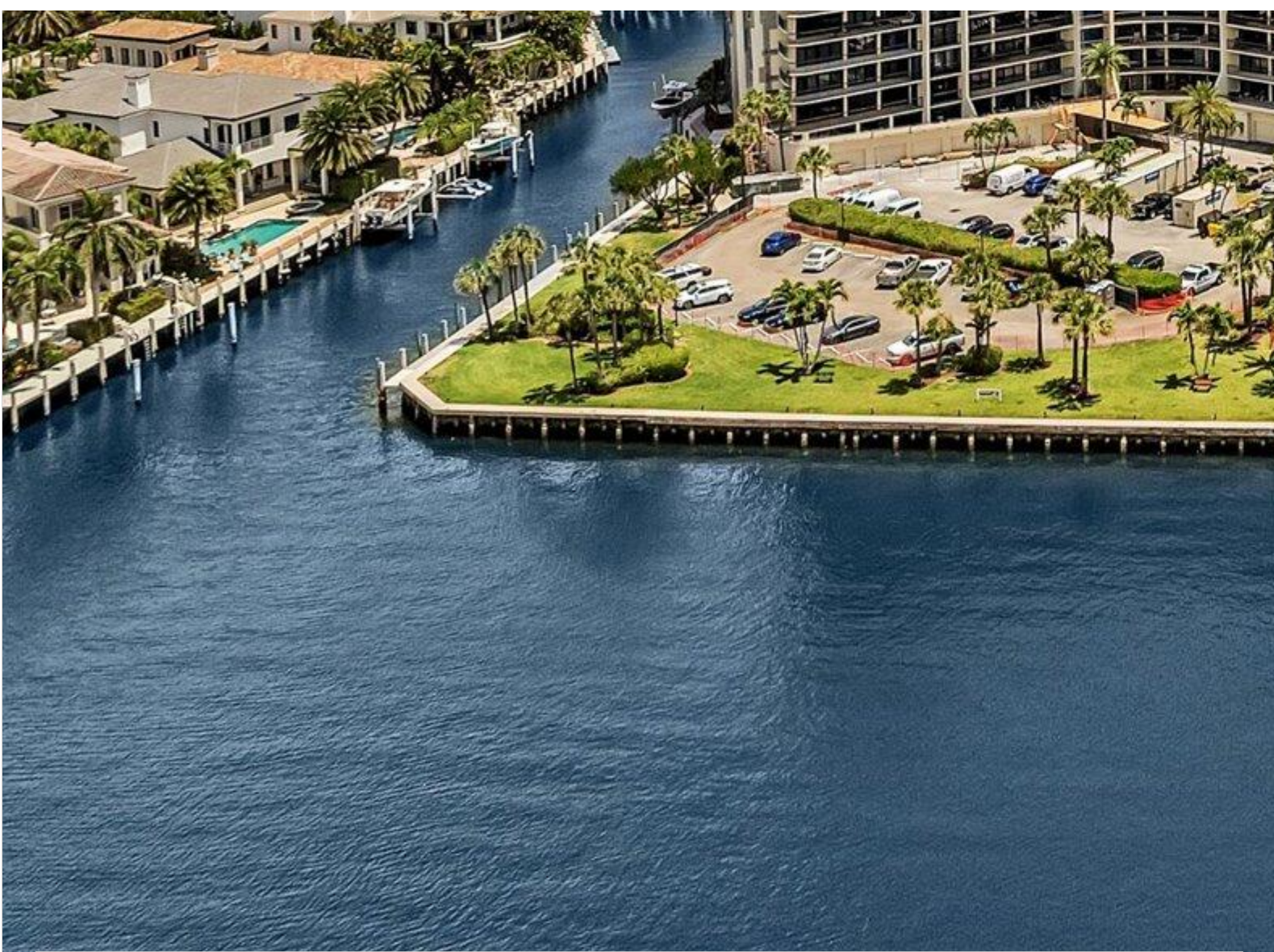






**Price: \$1,245,000**

**MLS Number:** RX-11137663

**Condo**

**4740 Ocean Unit 606, Highland Beach, Florida 33487 USA**

**Beds:** 3

**Baths:** 2

**Half Baths:** 1

**Living Area:** 2,070

**Unit:** 606

**Total Units:** 237

**HOA Fees:** \$2,679

**Waterfront:** YES

**Year Built:** 1982

**Community:** BOCA HIGHLANDS

**Subdivision:** BRAEMAR ISLE CONDO

# ABOUT THIS PROPERTY

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Highly Desirable Northwest Corner Condo in Braemar Isle With Sweeping Views of the Intracoastal, Lush Foliage, and Water Sunsets. The Layout Includes a Large Living and Dining Area, an Expansive Eat-In Galley Kitchen With a Floor to Ceiling Window. Currently Open to the Living Area, Creating an Extended Living Space, but Can Easily Be Enclosed as a Bedroom, Den, or Office.

## FEATURES

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|               |                                                                                                                                                  |
|---------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Community:    | Community Boat Facilities, Gated Community, On-site Guard                                                                                        |
| Construction: | Concrete Block Stucco                                                                                                                            |
| Exterior:     | Balcony                                                                                                                                          |
| Financial:    | Lease Option, No Rentals                                                                                                                         |
| Flooring:     | Carpet, Tile Flooring                                                                                                                            |
| Heat/Cool:    | Central Air Conditioning, Central Heat, Electric Heating                                                                                         |
| Inclusions:   | Electric Range and Oven, Stove, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Washer, Clothes Dryer, Range and Oven |
| Interior:     | Pantry, Walk-in Closet(s), Fire Sprinkler System                                                                                                 |
| Lot:          | Corner Lot                                                                                                                                       |
| Parking:      | Assigned Parking                                                                                                                                 |
| Recreation:   | Tennis Court                                                                                                                                     |
| Rooms:        | Living/dining Room Combination, Breakfast Area, Foyer, Eat in Kitchen                                                                            |
| Scenery:      | Ocean Frontage, Intra-coastal                                                                                                                    |



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