



A11992095 SEFMLS © 2026

Price: \$475,000		MLS Number: A11992095		Condo / Town Home	
401 SW 4th Ave Unit 203, Fort Lauderdale, Florida 33315 USA					
Beds: 1		Baths: 1		Half Baths: 1	
Living Area: 1,069		Unit: 203		HOA Fees: \$1,135	
Waterfront: YES		Year Built: 2004			
Community: ESPLANADE ON THE NEW RIVE			Subdivision: ESPLANADE ON THE NEW RIVE		
Elementary School: Croissant Park			Junior High: New River		

ABOUT THIS PROPERTY

Largest 1 bedroom with additional guest bath. Convenient parking off same 2nd floor garage entry. Bright, open layout filled w
of the Performing Arts Center and museum district. The condo has recently completed concrete restoration, fresh exterior pa
tennis court with pickleball, covered garage, concierge 24/7 365 days a year, and serene riverfront setting. A unique blend of



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YOUR REAL ESTATE ADVISOR IN MIAMI
USA: + 1.954.884.5050
BREC@BRECREALTY.COM | [PRIVACY POLICY](#)