



**Price: \$245,000**

**MLS Number: A11876312**

**Condo / Town Home**

**1025 SE 4th Ave Unit 101, Dania Beach, Florida 33004 USA**

**Beds: 2**

**Baths: 2**

**Living Area: 1,144**

**Unit: 101**

**HOA Fees: \$475**

**Year Built: 1979**

**Community: MEADOWBROOK LAKES CONDO**

**Subdivision: MEADOWBROOK LAKES CONDO**

**Elementary School: Dania Beach**

**Junior High: Olsen**

**High School: South Broward**

## ABOUT THIS PROPERTY

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PRICE REDUCED FOR QUICK SALE RARELY AVAILABLE CORNER unit with extra windows and light and privacy!! Sleek with new appliances and eat in kitchen. Large 2 bedrooms & 2 full bathrooms with bathtub & shower. WASHER AND DRYER IN UNIT (only allowed on the first floor). Paradise living! Screened private patio steps away from the lake, heated pool and clubhouse with internet, full kitchen & lots of activities, garden space outside back patio for plants. Assigned parking right outside your entrance. Shopping, walking trails, bike trails, one mile from the marina and beach. NEW AC, KITCHEN & APPLIANCES, BATHROOM VANITIES. Shutters, windows, front door and sliding doors are hurricane proof. Light & bright. Additional storage available. Close to Casino, Dania Pointe Mall, Beaches, State Parks, Shopping, Restaurants, Cafes, East of US1, FLL Airport and Cruise Port. Fast approval. 40-year certification done, NEW PAINTED BUILDING, NEW ROOF, stairs, walkways, elevator. Tons of guest parking. FULL RESERVES, LOW HOA!! 3% down for conventional bank loans. Building painted and new roof 2026!!

PROPERTY  
LOCATION

Image



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