



A11543699 SEFMLS© 2025



Precio: \$134,999			Numero de MLS: A11543699			Condominios/Town Home		
2709 Nassau Bnd Unit G2, Coconut Creek, Florida 33066 USA								
Cuartos: 2			Baños: 2			Area Habitable: 962		
Unidad: G2			HOA Fees: \$654			Frente al Agua: YES		
Año construido: 1975								
Comunidades: NASSAU VILLAGE WYNMOOR CO					Subdivisión: NASSAU VILLAGE WYNMOOR CO			

ABOUT THIS PROPERTY

Water View !! Walking distance to club house and gate. Don't miss out on this home! 2 bedroom 2 full baths. Gated Community close to beaches, shopping, casino, and local restaurants. This community has tons of amenities and a service bus that takes you to all the local areas. Great as a vacation home or your full time vacation home. One of South Florida's best kept secrets and it's right in Coconut Creek, Florida. This is a 55+ community. HOA requires an annual income formula which is 30% of purchase price as down payment. Income requirement or mortgage formula. Monthly MTG payment + Monthly HOA + Taxes+Insurance x 6 x 12+min =income. Cash buyers min income: Monthly HOA + Taxes+Insurance x 6 x 12 = min income. Amazing Water Views from almost every room. Don't miss 2 bedroom 2 full baths. Gated Community in Wynmoor, close to beaches, shopping, casino, and local restaurants. This community has tons of amenities and a service bus that takes you to all the local areas. Great as a vacation home or for full time living. One of South Florida's best kept secrets and it's right in the heart of Coconut Creek, Florida. This is a 55+ community. HOA requires an annual income formula which is 30% of purchase price as down payment. Income requirement or mortgage formula. Monthly MTG payment + Monthly HOA + Taxes+Insurance x 6 x 12+min =income. Cash buyers min income: Monthly HOA + Taxes+Insurance x 6 x 12 = min income.

PROPERTY LOCATION

Image



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TU ASESOR DE BIENES RAÍCES EN MIAMI
USA: + 1.954.884.5050

BREC@BRECREALTY.COM | [POLITICAS DE PRIVACIDAD](#) |
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