



Price: \$2,999,900

MLS Number: F10542844

Condo / Town Home

2494 S Ocean Blvd Unit F, Boca Raton, Florida 33432 USA

Beds: 3

Baths: 3

Half Baths: 1

Taxes: \$35,787

Living Area: 3,550

Unit: F

Lot Square Feet: 4,650

HOA Fees: \$7,099

Waterfront: YES

Year Built: 1995

Community: ARAGON

Subdivision: ARAGON

ABOUT THIS PROPERTY

A rare two-story beachfront condo that lives like a single-family home! Enjoy your own private oasis w/pool & hot tub plus 2 oceanfront balconies. Filled w/natural light & ocean breezes, the open-concept layout flows from the foyer to spacious beachfront living and dining areas. Aragon offers an oceanfront pool, concierge beach service, valet, fitness center & 24-hour security; making every day feel like a beach vacation. Offered below market value w/Seller paid assessment at closing, this residence presents an exceptional opportunity to step into immediate equity. Please Note: Building Envelope work will include removal of the private patio surfaces; giving the homeowner an opportunity to customize the backyard to their own personal style. Click the virtual link above for a Video Tour!

FEATURES

Community:	Community In-door Swimming Pool, Community Sauna(s), Extra Storage Available
Energy:	Storm Windows
Exterior:	Balcony, Patio
Flooring:	Tile Flooring
General:	Elevator(s)
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Breakfast Bar, Pantry, Ceiling Fan(s), Central Vacuum System, Walk-in Closet(s), Cathedral Ceilings
Rooms:	Living/dining Room Combination, Breakfast Area
Scenery:	Ocean View
Style:	Split-level

PROPERTY
LOCATION



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