





Price: \$474,000		MLS Number: A11729595		Condo / Town Home	
412 SW 13th Ter Unit 412, Fort Lauderdale, Florida 33312 USA					
Beds: 2		Baths: 2		Living Area: 1,216	
Unit: 412		HOA Fees: \$508		Year Built: 2005	
Community: VILLAGE AT SAILBOAT BEND			Subdivision: VILLAGE AT SAILBOAT BEND		

ABOUT THIS PROPERTY

Experience comfortable living in this beautifully updated 2-bedroom, 2-bathroom top-floor condo surrounded by lush greener. The kitchen features stainless steel appliances and stylish laminate flooring throughout. Enjoy a spacious living area and a primary walk-in closet. The open-concept layout connects the dining area to the kitchen and living room, perfect for daily living and entertaining. Additional highlights include serene balconies, in-unit laundry, impact windows, and ample street parking, all in a prime location near the Performing Arts Center, Riverwalk, Las Olas Boulevard, and major highways.



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