

**Price: \$495,000****MLS Number: A11881672****Condo / Town Home****4540 N Ocean Dr Unit 104, Lauderdale By The Sea, Florida 33308 USA****Beds:** 2**Baths:** 2**Living Area:** 1,284**Unit:** 104**HOA Fees:** \$715**Year Built:** 1970**Community:** LEISURE MAR CONDO**Subdivision:** LEISURE MAR CONDO**Elementary School:** McNab**Junior High:** Pompano B. Middle**High School:** Northeast

ABOUT THIS PROPERTY

BRING YOUR TOOTHBRUSH! Resort Style living, directly across from beach. Clubhouse on beach side, private access. Club bar/bq area! A must see! Tiled flooring. Entire unit upgraded with the finest quality tile, vanities, counter tops and cabinetry! Spacious layout with both full bathrooms. A/C 2 years new, water tank older but wired for tankless. New electrical panel. Both bedrooms with sitting areas and living area, split bedrooms. Large comfortable living room. Walk-in closets, lot of storage. 50 year certification complete. Located in a vibrant neighborhood with many restaurants and bars. Restaurant's galore down the street active downtown life with live music! Property is at full reserves. \$6700 assessment per year. Priced to sell must see.

PROPERTY LOCATION

Image



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