



A11881821 SEFMLS © 2025



**Price: \$80,000**

**MLS Number: A11881821**

**Condo / Town Home**

**8881 Sunrise Lakes Blvd Unit 108, Sunrise, Florida 33322 USA**

**Beds: 1**

**Baths: 1**

**Living Area: 640**

**Unit: 108**

**HOA Fees: \$524**

**Waterfront: YES**

**Year Built: 1975**

**Community: SUNRISE LAKES 75 CONDO**

**Subdivision: SUNRISE LAKES 75 CONDO**

**Elementary School: Horizon**

**Junior High: Bair**

**High School: Piper**

## ABOUT THIS PROPERTY

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First floor 1 Bed/1 Bath located in the 55+ community of Sunrise Lakes with lakefront view. A/C and water heater are less than 10 years old, new high-impact sliding door in patio, and new laminate floors. Community offers golf course, 10 swimming pools (including saltwater), spa, gym, tennis, pickleball, game room, library, free movies, bingo, dances and more! Association fee includes carpeting, pest control, insurance, outdoor facilities, and bus service. Association requires credit score 670+, income of \$2,400+/month. 36 months of maintenance fees held in escrow for 3 years. Owner is motivated and welcomes all reasonable offers!

# PROPERTY LOCATION

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Image



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