





Price: \$250,000		MLS Number: A11884150		Condo / Town Home	
12601 SW 13th St Unit 304G, Pembroke Pines, Florida 33027 USA					
Beds: 2		Baths: 2		Living Area: 1,192	
Unit: 304G		HOA Fees: \$549		Year Built: 1989	
Community: CAMBRIDGE AT CENTURY VILL			Subdivision: CAMBRIDGE AT CENTURY VILL		
Elementary School: Lakeside			Junior High: Walter C. Young		

## ABOUT THIS PROPERTY

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Enjoy your morning coffee on the balcony overlooking the golf course! This exquisite condominium features two bright bedrooms, spacious bathrooms, and a kitchen with premium stainless steel appliances, wood cabinetry, and quartz countertops. Vinyl flooring, in-unit washer and dryer are featured. The Homeowners Association (HOA) includes endless activities and amenities in the resort clubhouse. This vibrant 55+ community offers an indoor pool, outdoor pool, hot tub, shuffleboard, billiards room, game room, sauna, tennis courts, a large theater with shows, complimentary transportation, and much more. Shopping, restaurants, and services are easily accessible. Don't miss this opportunity!



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