





<b>Price: \$3,795,000</b>			<b>MLS Number: A11917133</b>			<b>Single Family</b>		
<b>2839 NE 35th St, Fort Lauderdale, Florida 33306 USA</b>								
<b>Beds:</b> 4			<b>Baths:</b> 3			<b>Half Baths:</b> 1		
<b>Living Area:</b> 3,261			<b>Lot Square Feet:</b> 10,000			<b>HOA Fees:</b>		
<b>Waterfront:</b> YES			<b>Year Built:</b> 1976					
<b>Community:</b> CORAL RIDGE COUNTRY CLUB					<b>Subdivision:</b> CORAL RIDGE COUNTRY CLUB			
<b>Elementary School:</b> Bennett					<b>Junior High:</b> Sunrise			
<b>High School:</b> Fort Lauderdale								

## ABOUT THIS PROPERTY

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Indulge in this luxurious waterfront retreat in Coral Ridge, where sophisticated living meets boater's paradise. Boasting 100' of waterfront, 3.5 bath residence embodies the waterfront lifestyle. A dramatic great room, expansive dining area, and a chef's kitchen make for unforgettable moments. Every space has been remodeled, from serene bedrooms to spa-style baths. Master bath recently updated with 24" x 36" tile, while bath #3 off the master bedroom features Cambria quartz, porcelain surfaces, generous storage, large mirror, and recessed lighting, while bath #3 off the master bedroom features Cambria quartz, porcelain surfaces, generous storage, large mirror, and recessed lighting, while bath #3 off the master bedroom features Cambria quartz, porcelain surfaces, generous storage, large mirror, and recessed lighting. Climate-controlled garage includes epoxy floors with space for toys. Whole-house gas generator. Exterior upgrades include new impact glass. Close to beaches, shops, dining, and top schools, this is a rare, turnkey waterfront opportunity.



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