

**Price: \$449,999****MLS Number: A11938256****Condo / Town Home****4010 Galt Ocean Dr Unit 207, Fort Lauderdale, Florida 33308 USA****Beds: 1****Baths: 1****Half Baths: 1****Living Area: 870****Unit: 207****HOA Fees: \$3,306****Waterfront: YES****Year Built: 1966****Community: OCEAN SUMMIT CONDO****Subdivision: OCEAN SUMMIT CONDO****Elementary School: Bayview****Junior High: Sunrise****High School: Fort Lauderdale**

## ABOUT THIS PROPERTY

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Fully Furnished with brand new queen pullout sofa for your guest. Stunning OCEANFRONT 2nd floor unit overlooking the pool & clubhouse. You won't be disappointed! Be amazed upon entering the brand new lobby that will welcome you upon arrival (under construction). This unit has lovely tile flooring & water-resistant laminate. Kitchen features granite counters, white cabinets complimenting lots of details & both bathrooms are tastefully updated. Neutral colors & beautiful light fixtures set a peaceful tone. Lots of storage in the unit & an extra 1 in bldg for every owner. Use the common laundry facility. NO pets. No washer n dryer hookup. Leasing after 2 yrs. Bldg offers the convenience of brand new multiple elevators, a fitness room, and much more. Clubhouse can be used by homeowners for private events. A/C & Water Tank are 6 yrs old. Fully furnished. \$3,306 give or take quarterly HOA fee. Enjoy the sun on the deck that measures aprox 5.5 x 16. 24HR SECURITY! Current assessment will be paid by the seller. Xfinity cable also included in HOA. This unit does not include a covered garage parking spot. Serious & approved buyers only please. HOA: Application fee: \$150 50 years certification is fine.

# PROPERTY LOCATION

Image



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