



A11954156 SEFMLS©2026

Price: \$345,000

MLS Number: A11954156

Condo / Town Home

2400 E Preserve Way Unit 304, Miramar, Florida 33025 USA

Beds: 3

Baths: 2

Living Area: 1,140

Unit: 304

HOA Fees: \$599

Year Built: 2006

Community: EL-AD RESIDENCES AT MIRAM

Elementary School: Sea Castle

High School: Miramar High

Subdivision: EL-AD RESIDENCES AT MIRAM

Junior High: New Renaissance

ABOUT THIS PROPERTY

ATTENTION INVESTORS. BEST PRICED 3-2 CONDO IN ONE OF THE BEST AREAS OF MIRAMAR, JUST EAST FROM CEILINGS. LOTS OF WINDOWS AND LIGHT. OPEN BALCONY. LAMINATED FLOORS THROUGHOUT. AMPLE MASTER & DRYER IN UNIT. NICELY LANDSCAPED, GATED COMMUNITY DISPLAYED AROUND BEAUTIFUL LAKES AND CANA/BBQ/PICNIC AREA, BUSINESS CENTER, CLUBHOUSE-CLUBROOM, EXERCISE ROOM, POOL, AND OTHER AMENITIES. EASY ACCESS TO FLORIDA TURNPIKE AND IT'S ONLY A FEW MINUTES TO PEMBROKE LAKES MALL, AMC MOVIE MAJOR STORES, FINE AND CASUAL DINING, AND MORE. PETS ALLOWED. ALL OF THE ABOVE MAKES IT A VERY HOT PROPERTY TO A GOOD TENANT FOR \$2,500/MONTH WITH A CONTRACT ENDING ON 09/30/2026. IF YOU'RE LOOKING FOR AN EXCELLENT INVESTMENT, THIS IS THE ONE!

PROPERTY LOCATION

Image



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