



**Price: \$242,000**

**MLS Number: A11961188**

**Condo / Town Home**

**3305 Aruba Way Unit B1, Coconut Creek, Florida 33066 USA**

**Beds: 2**

**Baths: 2**

**Living Area: 1,156**

**Unit: B1**

**HOA Fees: \$747**

**Year Built: 1984**

**Community: ARUBA VILLAGE E CONDO**

**Subdivision: ARUBA VILLAGE E CONDO**

**Elementary School: Coconut Crk Elem**

**Junior High: Margate Middle**

**High School: Coconut Crk High**

## ABOUT THIS PROPERTY

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Fall in love with this beautifully remodeled 2/2 first-floor condo located in a highly desirable 55+ community. Step into a bright, open kitchen featuring quartz countertops, stainless steel appliances, and elegant white cabinets extending to the ceiling—perfect for cooking and entertaining. New vinyl flooring flows throughout the apartment (except the primary shower area), creating a modern and inviting atmosphere. Both bathrooms have been tastefully updated with new tile flooring, quartz countertops, stylish fixtures, and mirrors. The primary bathroom features double sinks and a beautifully tiled walk-in shower, offering a spa-like experience at home. Relax and unwind on your enclosed balcony with windows, just steps from the pool—it truly feels like your own private retreat. Enjoy resort-style living with multiple pools, pickleball and tennis courts, a fitness center, theater, courtesy bus, and beautifully landscaped walking paths. Stay active, social, and entertained with a full calendar of community activities. Ideally located near The Promenade, Coconut Creek Casino, shopping, and dining, with easy access to I-95 and the Florida Turnpike. And best of all, the beach is just 20 minutes away. This is more than a home—it's a lifestyle. Come experience it for yourself.

# PROPERTY LOCATION

Image



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