



**Price: \$285,000**

**MLS Number: A1196597**

**Condo / Town Home**

**2681 N Flamingo Rd Unit 2302S, Sunrise, Florida 33323 USA**

**Beds: 1**

**Baths: 2**

**Living Area: 954**

**Unit: 2302S**

**HOA Fees: \$889**

**Waterfront: YES**

**Year Built: 2010**

**Community: TAO SAWGRASS CONDOMINIUM**

**Subdivision: TAO SAWGRASS CONDOMINIUM**

**Elementary School: Sawgrass**

**Junior High: Bair**

**High School: Plantation High**

## ABOUT THIS PROPERTY

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This spacious 1-bedroom, 2-bath residence offers the perfect blend of comfort, functionality, and location. Situated in a secure high-rise, the unit features a versatile den—ideal for a second bedroom so you end up getting a 2 beds and 2 baths. Step onto the 111 sq ft balcony and take in breathtaking lake views, creating a peaceful private retreat from the heights. Ideally located directly across from Sawgrass Mall, the property provides immediate access to premier shopping, dining, and entertainment. Resort-style amenities include a pool, sauna, game room, children's playground, and BBQ areas—designed for both relaxation and lifestyle living. With convenient highway access, commuting is effortless. This is a rare opportunity to enjoy luxury, practicality, and prime location in one exceptional condo.

# PROPERTY LOCATION

Image



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