





A11992095 SEFMLS © 2026

**Price: \$475,000**

**MLS Number: A11992095**

**Condo / Town Home**

**401 SW 4th Ave Unit 203, Fort Lauderdale, Florida 33315 USA**

**Beds: 1**

**Baths: 1**

**Half Baths: 1**

**Living Area: 1,069**

**Unit: 203**

**HOA Fees: \$1,135**

**Waterfront: YES**

**Year Built: 2004**

**Community: ESPLANADE ON THE NEW RIVE**

**Subdivision: ESPLANADE ON THE NEW RIVE**

**Elementary School: Croissant Park**

**Junior High: New River**

## ABOUT THIS PROPERTY

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Largest 1 bedroom with additional guest bath. Convenient parking off same 2nd floor garage entry. Bright, open layout filled w  
of the Performing Arts Center and museum district. The condo has recently completed concrete restoration, fresh exterior pa  
tennis court with pickleball, covered garage, concierge 24/7 365 days a year, and serene riverfront setting. A unique blend of

# PROPERTY LOCATION

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Image



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