



TA 2004629 SEFMLS © 2025



**Price: \$710,000**

**MLS Number: A12004629**

**Condo / Town Home**

**333 Las Olas Way Unit 304, Fort Lauderdale, Florida 33301 USA**

**Beds: 1**

**Baths: 1**

**Half Baths: 1**

**Living Area: 1,113**

**Unit: 304**

**HOA Fees: \$1,488**

**Waterfront: YES**

**Year Built: 2004**

**Community: LAS OLAS RIVER HOUSE COND**

**Subdivision: LAS OLAS RIVER HOUSE COND**

**Elementary School: Franklin; Benjamin**

**Junior High: Sunrise**

**High School: Fort Lauderdale**

## ABOUT THIS PROPERTY

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Nestled in the heart of Fort Lauderdale, the Las Olas River House redefines luxury living. This expansive E-Model residence, optionally furnished, welcomes you with a refined gallery foyer featuring exquisite marble floors, setting the stage for sophisticated elegance. The spacious primary suite serves as a serene retreat, complete w/ private terrace access & captivating views. Its ensuite bathroom is a true escape, showcasing a marble shower & soaking tub, complemented by dual vanities framing picturesque scenes of the New River and its yachts. Designed for entertaining, the open-concept kitchen seamlessly flows into the living area. It boasts stainless steel appliances, luxurious marble countertops, making it a culinary enthusiast's dream. Floor-to-ceiling glass windows illuminate the generous living spaces, enhancing the connection to the stunning surroundings. For boating enthusiasts, the Las Olas waterways provide quick access to the ocean, while the stunning beaches are just minutes away for endless aquatic adventures. Located steps from the scenic Riverwalk, the newly developed New River Boardwalk, w/ vibrant Las Olas shops, fine dining, and Ft. Lauderdale Airport nearby. Enjoy security and convenience. Additionally, the seller has paid for building capital improvements, ensuring a well-maintained & enhanced living environment. This residence is more than just a home; it represents a lifestyle of unparalleled luxury, comfort, and convenience.

# PROPERTY LOCATION

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Image



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