



A12024365 SEFMLS© 2026

**Price: \$190,000**

**MLS Number: A12024365**

**Condo / Town Home**

**2521 NW 104th Ave Unit 302, Sunrise, Florida 33322 USA**

**Beds:** 2

**Baths:** 2

**Living Area:** 1,370

**Unit:** 302

**HOA Fees:** \$555

**Waterfront:** YES

**Year Built:** 1988

**Community:** SUNRISE LAKES 211 CONDO

**Subdivision:** SUNRISE LAKES 211 CONDO

**Elementary School:** Nob Hill

**Junior High:** Bair

**High School:** Piper

## ABOUT THIS PROPERTY

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Welcome to Sunrise Lakes Phase IV, one of South Florida's most active and affordable 55+ lifestyle communities! This spacious unit offers an ideal layout for comfortable everyday living. Located in a desirable 4-story building with elevator access, the unit includes a full kitchen, two bedrooms, and a bathroom. The community features a vibrant active-adult lifestyle designed for retirees, seasonal residents, and anyone seeking comfort, convenience, and community. Amenities include swimming pools, tennis courts, theater entertainment, hobby rooms, library, social clubs, dances, and a 9-hole executive golf course. The community is conveniently located near restaurants, medical facilities, Sawgrass Mills, major highways, and Fort Lauderdale attractions. Excellent opportunity to enjoy the Florida lifestyle. Sunrise Lakes Phase IV is a 55+ community with association approval required prior to closing. Buyers are encouraged to visit the community and see for themselves.

# PROPERTY LOCATION

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Image



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