

Image

**Price: \$1,395,000**

**MLS Number: A12026782**

**Condo / Town Home**

**1319 NE 13th Ave, Fort Lauderdale, Florida 33304 USA**

**Beds: 3**

**Baths: 3**

**Half Baths: 1**

**HOA Fees:**

**Year Built: 2026**

**Community: HOLIDAY HEIGHTS**

**Subdivision: HOLIDAY HEIGHTS**

## ABOUT THIS PROPERTY

---

Brand-new modern residence in the heart of Fort Lauderdale's coveted Victoria Park / Poinsettia Heights neighborhood, just minutes from Las Olas Boulevard, Fort Lauderdale Beach, and Holiday Park. Perfectly positioned near the city's best dining, shopping, nightlife, and coastal attractions, this home delivers the ultimate South Florida lifestyle with unmatched convenience. Designed with both style and livability in mind, the property sits on an oversized lot and offers expansive interiors, oversized bedrooms, and a massive custom walk-in closet typically found in much larger estate homes. The open-concept layout flows seamlessly into a fully finished outdoor retreat featuring a private pool, summer kitchen, and multiple entertaining spaces ideal for hosting or relaxing year-round. Additional highlights include a true two-car garage, EV charger readiness, built-in exterior security cameras, and thoughtfully selected luxury finishes throughout. Set on a quiet residential street in one of Fort Lauderdale's most desirable neighborhoods, this exceptional new construction offers a rare blend of modern design, privacy, and prime location.

# PROPERTY LOCATION

Image



©2026 | BRECO REALTY GROUP, LLC,  
YOUR REAL ESTATE ADVISOR IN MIAMI  
USA: + 1.954.884.5050

[BRECO@BRECREALTY.COM](mailto:BRECO@BRECREALTY.COM) | [PRIVACY POLICY](#) |  
[ACCESSIBILITY](#)

