



A12035225 SEFMI SO 2026



**Price: \$445,000**

**MLS Number: A12035225**

**Condo / Town Home**

**207 NW 45th Ave, Deerfield Beach, Florida 33442 USA**

**Beds: 2**

**Baths: 2**

**Half Baths: 1**

**Living Area: 1,718**

**HOA Fees: \$205**

**Waterfront: YES**

**Year Built: 1984**

**Community: COQUINA LAKES**

**Subdivision: COQUINA LAKES**

**Elementary School: Quiet Waters**

**Junior High: Lyons Creek**

**High School: Monarch**

## ABOUT THIS PROPERTY

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Beautiful lakefront townhouse! Featuring a brand-new 2026 roof, this spacious 2-bedroom, 2.5-bath home offers 1,718 sq ft of granite countertops, stainless steel appliances, and ample cabinetry. Wood-look porcelain tile flooring flows throughout the home. Both bedrooms function as private suites, each with its own remodeled full bathroom and generous closet space. The expansive lake view overlooking the tranquil lake and fountain, the perfect setting for morning coffee or evening entertaining. The home is equipped with a whole-home saltwater water filtration system, and a separate under-sink drinking water filtration system. Coquina Lakes is an ideally located near shopping, dining, parks, major highways, and South Florida's beautiful beaches. Move-in ready and a rare find!

# PROPERTY LOCATION

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Image



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