



**Price: \$3,935,568**

**MLS Number: F10452349**

**Condo / Town Home**

**87 Isle Of Venice Unit PH502N, Fort Lauderdale, Florida 33301 USA**

**Beds: 4**

**Baths: 4**

**Half Baths: 1**

**Taxes: \$86,620**

**Living Area: 2,962**

**Unit: PH502N**

**HOA Fees: \$2,720**

**Waterfront: YES**

**Year Built: 1953**

**Community: SERENE**

**Subdivision: SERENE**

# ABOUT THIS PROPERTY

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BRAND NEW BOUTIQUE CONDO. Serene is designed with luxury and ease in mind. Unique offering in world famous Las Olas. All 8 residences include a dedicated boat slip for a 45 foot vessel. The ultimate in modern design and functionality. Gracious 4 bedroom, 4 ensuite bathroom, plus powder room, lives like a custom single family home. Built by Cannatelli Builders custom homes. Features: Double primary bathroom and two walk-in primary closets, European cabinetry, walk-in pantry, Wolf and Sub-Zero appliances, entertainment bar, large outdoor balcony, private rooftop deck. Enjoy sunsets and sunrises through floor to ceiling windows. Short distance to the best of Fort Lauderdale restaurants and shopping. Salt water pool, garage, secure lobby and storage/bike room. Customization/upgrades optional

## FEATURES

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|             |                                                                                                                      |
|-------------|----------------------------------------------------------------------------------------------------------------------|
| Community:  | Community In-door Swimming Pool                                                                                      |
| Exterior:   | Balcony                                                                                                              |
| Flooring:   | Tile Flooring                                                                                                        |
| General:    | Elevator(s)                                                                                                          |
| Heat/Cool:  | Central Air Conditioning                                                                                             |
| Inclusions: | Self-cleaning Oven, Microwave Oven, Disposal, Dishwasher, Ice Maker Line, Refrigerator, Clothes Dryer, Built-in Oven |
| Scenery:    | Ocean Access, Canal View, Canal Waterfront Property, Intra-coastal                                                   |
| Utilities:  | Natural Gas Service Available                                                                                        |



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