



Price: \$2,495,000

MLS Number: F10528438

Condo / Town Home

1532 SE 12th St Unit 302, Fort Lauderdale, Florida 33316 USA

Beds: 3

Baths: 3

Half Baths: 1

Taxes: \$40,456

Living Area: 3,522

Unit: 302

HOA Fees: \$3,629

Waterfront: YES

Year Built: 2016

Community: Vela Vista

Subdivision: Vela Vista

ABOUT THIS PROPERTY

A combination of luxury, waterfront access and convenient urban living. Bright, open floor plan in a sophisticated boutique building of just 9 residences. Ideal for the boating enthusiast. Dockage with boat lift is included. No fixed bridges. Expansive waterside balcony accessed through multiple doorways provides stunning water views. Entertain in the chef’s kitchen featuring an oversized center island, abundant counter space, upgraded appliances, extensive storage and a large walk-in pantry. The luxurious primary suite is a private retreat with two custom walk-in closets and a spa-like bath. 2 additional ensuite bedrooms and a dedicated home office complete the residence. 3 secure garage parking spaces. Prime location: walking distance to LYC and minutes to premier shopping & restaurants.

FEATURES

Community:	Community In-door Swimming Pool, Picnic Area(s)
Exterior:	Balcony
Flooring:	Tile Flooring
General:	Elevator(s)
Inclusions:	Electric Range and Oven, Self-cleaning Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Pantry, Ceiling Fan(s), Walk-in Closet(s)
Parking:	Automatic Garage Door
Rooms:	Formal Dining Room, Kitchen/dining Room
Scenery:	Ocean Access, Ocean Frontage, Canal View, Canal Waterfront Property



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