

**Price: \$195,900****MLS Number: F10541030****Condo / Town Home****9856 Marina Blvd Unit 1311, Boca Raton, Florida 33428 USA****Beds: 2****Baths: 2****Taxes: \$1,830****Living Area: 955****Unit: 1311****HOA Fees: \$596****Year Built: 1973****Community: Sandalfoot South****Subdivision: Sandalfoot South**

ABOUT THIS PROPERTY

Located just 20 minutes from the beach, check out this 2 bed, 2 bath residence in a desirable 55+ community. Featuring private first-floor entrance with impact front two windows and door. Tile flooring throughout extends to the private patio overlooking serene garden and canal views. The kitchen offers granite countertops with a breakfast area, plus space for a dining area and a spacious living room. Large primary suite includes a walk-in closet with washer and dryer hookups. Both the primary and guest bathrooms feature upgraded walk-in showers. Private parking and guest spots. Excellent storage throughout. Only a few steps away from the community pool. No pets permitted. Prime location with shopping, dining, and major highway access including access to 441 and Lyons Road.

FEATURES

Community:	Community In-door Swimming Pool
Exterior:	Patio
Flooring:	Tile Flooring
General:	Housing for Older Persons
Heat/Cool:	Central Air Conditioning
Inclusions:	Electric Range and Oven, Self-cleaning Oven, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Refrigerator, Clothes Dryer
Interior:	Breakfast Bar, Walk-in Closet(s)
Rooms:	Living/dining Room Combination, Breakfast Area
Scenery:	Canal View, Garden View



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