



Price: \$325,000

MLS Number: RX-11096448

Condo

300 Australian Avenue Unit 1401, West Palm Beach, Florida 33401 USA

Beds: 1

Baths: 1

Living Area: 779

Unit: 1401

Total Units: 307

HOA Fees: \$779

Year Built: 2007

Community: The Edge

Subdivision: EDGE CONDO

ABOUT THIS PROPERTY

Welcome to The Edge--West Palm Beach's premier modern retreat! This unfurnished 1BR/1BA condo features an open layout with granite countertops, stainless steel appliances, 10-foot ceilings, and a private balcony with tranquil views. Enjoy easy access, assigned parking, and pet-friendly living. Resort-style amenities include a 25m pool, hot tub, state-of-the-art fitness center, clubhouse, business center, and 24-hour attended lobby. Walk to downtown, train, shops, dining, and more. Investors: rent up to 12x/year! Experience the vibrant lifestyle of The Edge, with easy access to Rosemary Square, Clematis Street, Kravis Center, festivals, grocery stores, and theaters. Perfect for both year-round living and investment! Motivated Seller! Easy To Show.

FEATURES

Community:	On-site Guard
Construction:	Concrete Block Stucco
Exterior:	Balcony
Financial:	Lease Option
Flooring:	Carpet, Tile Flooring
Heat/Cool:	Central Air Conditioning, Central Heat, Electric Heating
Inclusions:	Electric Range and Oven, Stove, Microwave Oven, Cooktop Range, Disposal, Dishwasher, Ice Maker Line, Refrigerator, Clothes Washer, Clothes Dryer, Range and Oven
Interior:	Fire Sprinkler System
Parking:	Assigned Parking
Rooms:	Living/dining Room Combination
Scenery:	Ocean View, Intra-coastal, City Lights View
Style:	Contemporary



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