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|--------------------------------------------------------|--|-------------------------|--|--------------------|--|
| Price: \$1,400,000                                     |  | MLS Number: RX-11114988 |  | Condo              |  |
| 3211 Ocean Unit 804, Highland Beach, Florida 33487 USA |  |                         |  |                    |  |
| Beds: 3                                                |  | Baths: 4                |  | Living Area: 3,194 |  |
| Unit: 804                                              |  | Total Units: 31         |  | HOA Fees: \$3,416  |  |
| Waterfront: YES                                        |  | Year Built: 1991        |  |                    |  |
| Community: Villa Mare                                  |  | Subdivision: Villa Mare |  |                    |  |

# ABOUT THIS PROPERTY

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Motivated Seller. Boutique Luxury on the Sand. Experience the rarest combination in Highland Beach: the footprint of a sprawling lobby, clubroom, and pool areas, Unit 804 stands as the building's best value--offering savvy buyers the chance to create a life of mornings on your wrap-around balcony and breathtaking, unobstructed sunset

## FEATURES

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|---------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Community:    | Gated Community                                                                                                                                  |
| Construction: | Concrete Block Stucco                                                                                                                            |
| Exterior:     | Balcony                                                                                                                                          |
| 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, Refrigerator, Clothes Washer, Clothes Dryer, Range and Oven |
| Interior:     | Walk-in Closet(s)                                                                                                                                |
| Lot:          | Corner Lot                                                                                                                                       |
| Parking:      | Underground Parking                                                                                                                              |
| Rooms:        | Breakfast Area                                                                                                                                   |
| Scenery:      | Ocean View, Ocean Frontage, Intra-coastal, City Lights View                                                                                      |



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