

8335 SW 72nd Ave #202D

\$345,000



## Remarks

Ideal for investors or first-time buyers who can wait until September to move in! Located in one of the few communities with reserves, this spacious 2-bedroom, 2-bathroom condo offers a great layout and unbeatable location in the Dadeland area. Situated on the second floor, it features a large private balcony with serene garden and pool views. Enjoy a modern kitchen with wood cabinetry and quartz countertops, generous bedrooms with walk-in closets, and plenty of storage. Laundry facilities are conveniently located just steps from the unit. Includes one assigned parking space, and additional spots can be rented through the HOA. Walk to Dadeland Mall. Metrorail. Downtown Dadeland.

## Features & Amenities

<b>County</b>		<b>Bedrooms</b>	2	<b>MLS#</b>	A11783793
<b>Address</b>	8335 SW 72nd Ave	<b>Bathrooms</b>	2	<b>Status</b>	A
	#202D	<b>Haft Bathrooms</b>	0	<b>Tax Amount</b>	\$3840
<b>City</b>	Miami FL	<b>Garage Spaces</b>	0	<b>Tax Year</b>	\$2,024
<b>Zip</b>	33143	<b>Water Front</b>	n/a	<b>Year Built</b>	1969
<b>Subdivision</b>	THE LEDGES	<b>Pool</b>	n/a		
	CONDO	<b>Pets Allowed</b>	n/a		
<b>Unit #</b>	202D	<b>Total Area SqFt</b>			
<b>Complex</b>	THE LEDGES	<b>Maintenance Fee</b>	\$561		
	CONDO	<b>Lot Dimensions</b>	1,044		

Information has not been verified, is not guaranteed