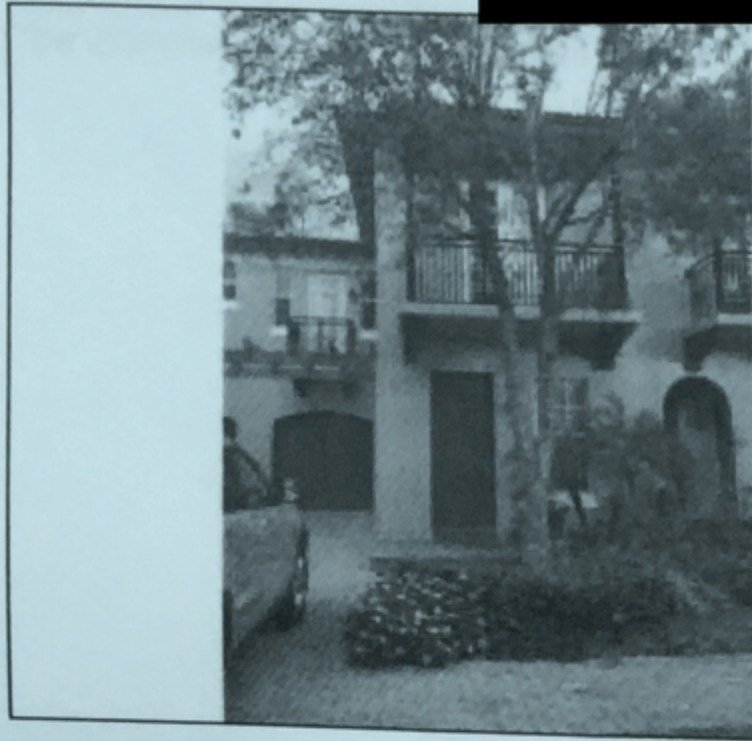


Residential Full Report

Palm Beach, FL 33411

List Price: \$228,900



MLS#: AX-2076248 St: Active
 Orig LP: \$228,900 Range Price:
 Area: 5580 Geo Area: PB24
 Legal Desc: VENTURA GREENS AT EMERALD DUNE S CONDOMINIUM UNIT 706
 BLDG 7

Type: Townhouse
 List Price/SqFt: 117.75
 County: Palm Beach

Subdivision: VENTURA GREENS
 Development Name: VENTURA GREENS

Model Name:	Parcel ID:	00424322220070706	Front Exp:	SW
Waterfront: No	Waterfrontage:		Garage Spaces:	1
Lot SqFt:	Multiple Ofrs Acptd:		Carpport Spaces:	
HOPA: No	Taxes:	4,361	Private Pool:	
Zoning:	Hopa	Tax Year: 2014	REO:	No
	Special Assessment:		Short Sale Addendum:	
	Dock:		Short Sale:	No
	Membership Equity:	No		

Virtual Tour: <http://www.propertypanorama.com/instaview/mia/a2076248>

LivSqft: 1,944
 SqFt - Total:
 Guest Hse:
 Yr Built: 2008

Bedrooms: 3
 Baths - Full: 3
 Baths - Half: 1
 Baths - Total: 3.1
 Pets Allowed: Yes

HOA/POA/COA (Monthly): 282	Bldg #:	Land Lease:	0	Mobile Home Size:
Governing Bodies: Condo	Total Floors/Stories: 1	Recreation Lease:	0	Decal #:
Homeowners Assoc: "Condo"	Total Units in Bldg:	Min Days to Lease:	0	Serial #:
Lease Times p/Year: 1	Unit Floor #:			Brand Name:
Application Fee: 100	Mbrshp Equity Amount:			Total Assessed Value:

Directions:

Showing Instructions: Schedule Online; See Brokers Remarks; Vacant

LO: SEFREBB01 Florida Capital Real 786-953-5870
 LM: SEF3129096 Maria Velasquez 305-342-8700 mariaziade@hotmail.com
 Com/BuyerAgt: 3.0% Trans Brk: 3.0% Bonus:
 Var/Dual Rate: No List Type: Ex Rt List Off Agency: LD: 02/20/2015

Broker Only Remarks: Motivated seller. Fantastic floorplan. This property is ready for a new owner. This home is truly turnkey.

Any Broker Advertise:

Agent Information: Listing Agent: Maria Velasquez; Agent Phone: 305-342-8700; Listing Office: Florida Capital Real; Office Phone: 786-953-5870

Design: Townhouse
 Construction: CBS
 Unit Desc: On Golf Course
 Flooring: Ceramic Tile; Wood Floor
 Furnished: Unfurnished
 Dining Area:
 Master Bedroom/Bath: Combo Tub/Shower; Dual Sinks; Mstr Bdrm - Upstairs; Separate Shower; Separate Tub
 Window Treatments: Blinds; Impact Glass
 Restrict: Daily Rentals; None
 Rooms:

View: Golf
 Waterfront:
 Cooling: Central
 Heating: Central; Electric
 Security: Burglar Alarm
 Utilities:
 Special Info:
 Terms Considered: Conventional
 Parking: 2+ Spaces; Carport - Attached
 Lease Info: Land Lease: 0; Recreation Lease: 0; Min Days to Lease: 0; Lease Times p/Year: 1
 Taxes:
 Equestrian Features:

Equip/App: Auto Garage Open; Dishwasher; Disposal; Dryer; Microwave; Range - Electric; Refrigerator; Smoke Detector; Washer

SubdivInfo: Bike - Jog; Cabana; Pool

Interior: Entry Lvl Lvng Area; Fire Sprinkler; French Door; Pantry; Roman Tub; Walk-in Closet

Exterior: Open Balcony; Open Porch

Maintenance Fee Incl: Common Areas; Lawn Care; Maintenance-Exterior; Manager; Pool Service

Original List Price: \$228,900

Days On Market: 136

Cumulative DOM: 136

Sold Price:

Sold Price Sqft:

Under Contract Date:

Selling Office:

Terms of Sale:

Sold Date:

Selling Agent: ;

Public Remarks: Beautifully maintained unit that looks brand new and fully loaded with stylish upgrades. Granite countertops in the kitchen and bathrooms, tile on the first floor and wood on the second, and high ceilings on both floors. Private backyard with golf course view. Master bedroom has walk in closet and a spacious bathrooms with dual sinks and a separate walk in shower and tub. Kitchen has hardwood cabinets. Washer and