

"AQUA ABODE" #9/22-PL

**"Aqua Abode" #9/22-PL****\$35,000**

Year Built	1978
Bedrooms	2+ Den
Bathrooms	2
Square Feet	1,440
Furnished	Yes
School District	Davie

"Aqua Abode" is a lovely pale blue home with white decorative shutters located on a desirable corner lot just across the street from beautiful Rexmere lake. On the outside, this home is picture postcard perfect with lush landscaping, including flowering shrubs, palm trees and a nicely manicured lawn, masonry skirting and concrete steps, a charming screened in front porch, and a curved sidewalk that wraps around this home. The driveway of Aqua Abode will accommodate two cars; part of the covered driveway has been transformed into a side screen room, providing ample spaces from which to enjoy South Florida's enviable weather. Inside, this home is loaded with upgrades including new hardwood laminate flooring (with all new subflooring), baseboard molding, ceiling fans light fixtures throughout, and an absolutely beautiful new designer kitchen featuring stainless steel appliances (including a smoothtop range, built in microwave, dishwasher and side-by-side refrigerator with door through water and ice), decorator glass backsplash and matching center island and custom-look espresso colored cabinets. The utility room has ceramic tile flooring, built in cabinetry and comes complete with a full sized washer / dryer included in the price of this home! This home is configured into a 2 Bedroom plus Den layout, but could be easily converted into a 3 Bedroom home. Finally, like all homes in this popular lakeside community you will appreciate central air and heat, off-street parking, lake-fed sprinkler system, your own private outdoor storage shed, and access to the community's extensive recreational amenities including fitness, tennis, basketball,

shuffleboard, putting green, clubhouse, sauna, relaxation room, heated Olympic sized pool complex, lake recreation and more.

To schedule a tour of this well-priced highly upgraded home, please call Barry Factor at (954) 417-8749.

