



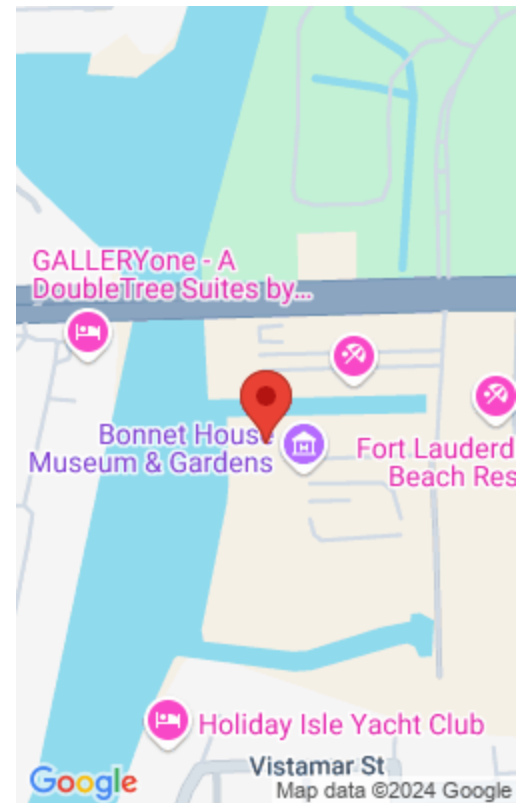
**\$1,450,000**

**2845 NE 9TH ST # 806, FORT LAUDERDALE  
FL 33304**

<https://www.bravoregroup.com>

Location, Location, Location! Luxury condo on the intercoastal with amazing ocean and intercoastal views. This is a stunning modern and decorated unit. Bedroom furn It has an oversized living room, all gourmet equipped open kitchen, and large primary suite with a walk-in closet and split primary bathroom. Tile throughout with hardwood floors in the bedrooms. [...]

- 3 beds
- 4 baths
- Condominium
- For Sale
- Active



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Email: [Bravo@RealtyAgent.com](mailto:Bravo@RealtyAgent.com)

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## Property Features

**Status:** Active

**Type:** Condominium

**Bedrooms:** 3 beds

**Half Baths:** 1

**Lot Size Square Feet:** 0 sq ft

**Association Y/N:** Yes

**Tax Year:** 2024

**Waterfront Y/N:** Yes

**Original List Price:** \$1,450,000

**Category:** For Sale

**Subdivision Name:** LE CLUB INTERNATIONAL CON

**Bathrooms:** 4 baths

**Living Square Feet:** 2630 sq ft

**Pets Allowed:** Restrictions Or Possible Restrictions

**Association Fee:** \$2,582

**Tax Annual Amount:** \$25,352

**Date added:** Added 23 hours ago

**MLS ID:** A11712400

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## Building Details

**Number Of Units Total:** 66

**StoriesTotal:** 16

**Security Features:** Doorman, Elevator  
Secure, Secured Garage/Parking

**Entry Location:** Foyer

**Covered Spaces:** 2

**Entry Level:** 806

**Building Area Total:** 2630 sq ft

**Parking Features:** 2 Or More Spaces,  
Assigned, Covered

**View:** Canal, Intracoastal View, Ocean View

**Building Name:** Le Club

**Garage Spaces:** 2

**Garage Y/N:** Yes

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## Rooms

**Room Master Bathroom Features:** 2 Primary Bathrooms

**Room Bedroom Features:**

Entry Level, Primary Bath  
Shower, Primary Bath Tub

**Room Living Room Features:** Den/Library/Office, Garage  
Converted, Storage Room, Utility Room/Laundry



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## Amenities & Features

**Patio & Porch Features:** Open Balcony

**View Y/N:** Yes

**Exterior Features:** East Of Us1, Barbeque, Open Balcony

**Cooling Y/N:** Yes

**Waterfront Features:** Canal Front, Intracoastal Front

**Interior Features:** Lobby, Closet Cabinetry, Cooking Island, Elevator, Exclusions, Entrance Foyer, French Doors, Stacked Bedroom, Walk-In Closet(s), Den/Library/Office, Garage Converted, Storage, Utility Room/Laundry

**Flooring:** Tile

**Architectural Style:** High Rise

**Appliances:** Dishwasher, Disposal, Dryer, Electric Water Heater, Free-Standing Freezer, Microwave, Electric Range, Refrigerator, Self Cleaning Oven

**Door Features:** French Doors

**Electric:** Circuit Breakers

**Cooling:** Electric

**Heating:** Electric



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