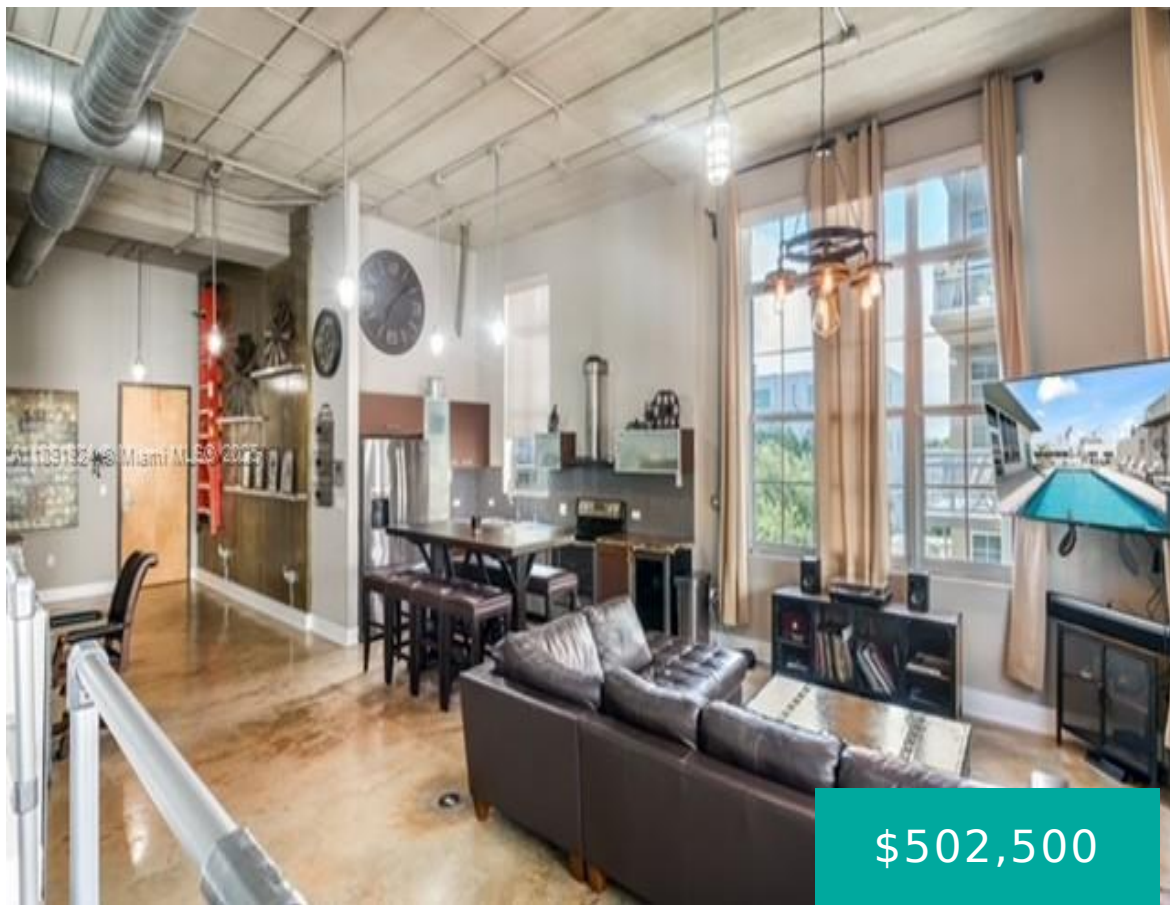


# 425 ANDREWS AVE FORT LAUDERDALE FL 33301 425 N ANDREWS AVE

<https://www.cays.com>



\$502,500



AVENUE LOFTS CONDO ONE UNIT 406 PER CDO CIN# 103309067 Welcome to the heart of Ft. Lauderdale's vibrant skyline. This immaculate unit combines dramatic floor-to-ceiling windows, sleek finishes and open living areas flooded with Florida light. Sophisticated gourmet kitchen features top-tier appliances, quartz counters and designer cabinetry. Your expansive master suite is a sanctuary — [...]

- 1 bed
- 1, 1 bath
- Residential, SingleFamilyResidence
- Residential, SingleFamilyResidence
- Active
- 1015 sq ft

## Basics



**Category:** Residential, SingleFamilyResidence

**Status:** Active

**Bathrooms:** 1, 1 bath

**Floors:** 1 floor

**Year built:** 2003

**Subdivision Name:** AVENUE LOFTS CONDO ONE

**Type:** Residential, SingleFamilyResidence

**Bedrooms:** 1 bed

**Half baths:** 0 half baths

**Area:** 1015 sq ft

**View:** None

**County:** Broward

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## Property details

**Subdivision Name:** AVENUE LOFTS CONDO ONE

**Parcel Number:** 33301

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## Property Features

**Parking Features:** Guest,OnStreet

**Cooling:** CentralAir,CeilingFans

**Heating:** Central

**View:** None

**Carport Y/N:** 1

**Cooling Y/N:** 1

**Heating Y/N:** 1

**Stories:** 1

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## Location Details

**County Or Parish:** Broward

**High School:** Fort Lauderdale

**Middle/Junior School:** Sunrise

**Zoning Description:** RAC-UV

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## Building Details

**Water Source:** Public

**Lot Features:** LessThanQuarterAcre

**Construction Materials:** Block

**Other Structures:** Apartment

**Architectural Style:** OneStory

**Sewer:** PublicSewer

**Covered Spaces:** 1

**Floor covering:** Concrete



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## Amenities & Features

**Pool Features:** Other,Pool

**Patio & Porch Features:** Deck

**Window Features:** ImpactGlass

**Exterior Features:** Awnings,Deck,Lighting

**Interior Features:**  
Elevator,VaultedCeilings,WalkInClosets

**Parking Features:** Guest,OnStreet

**Roof:** Other

**Cooling:** CentralAir,CeilingFans

**Heating:** Central

**Appliances:**  
Dryer,Dishwasher,Disposal,Washer

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## Nearby Schools

**Middle Or Junior School:** Sunrise

**High School:** Fort Lauderdale

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## Expenses, Fees & Taxes

**Association Fee:** \$1,111

**Tax Year:** 2025

**Tax Annual Amount:** \$5,812

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## Fees & Taxes

**Association Fee:** 1111

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## Miscellaneous

**Association Fee Frequency:** Monthly

**Listing Terms:** Cash,Conventional,FHA,Valoan

**Direction Faces:** North

**List Office Name:** Lifestyle International Realty

**Community Features:** Other



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## Miscellaneous

**Above Grade Finished Area:** Fort Lauderdale, FL

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## Courtesy of

**Office Name:** Lifestyle International Realty

