

## "TROPICAL SUNRISE" #19A-PL



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**\$119,900**

Year Built	2007
Bedrooms	2
Bathrooms	2
Square Feet	1200
Furnished	No
School District	Davie

Tropical Sunrise is a beautifully remodeled two-bedroom, two-bath lakeside retreat, ideally positioned on a desirable corner lot across from the lake and close to the community's recreational amenities. Surrounded by lush tropical foliage, this home offers breathtaking lake views from every west-facing window, including the full-length front porch, making it the perfect spot to enjoy the shimmering water and beautiful sunsets. The front porch invites you to relax and soak up the South Florida ambiance. Inside, the bright, spacious living room welcomes you with an inviting open layout. A chandelier fan enhances airflow, adding to the comfort of the space. The adjacent dining area is bathed in natural light from three large windows, creating a warm and welcoming atmosphere. The recently remodeled kitchen is a chef's dream, featuring new stainless steel appliances, ample storage, and an 'L-shaped' two-tier center island that doubles as a breakfast bar with space for stools along the overhang. A small window above the kitchen sink frames an inviting outdoor view. Behind the kitchen, a utility room provides space for a full-sized washer and dryer, both included with the home. The master bedroom features a very stylish, fully remodeled ensuite bath, complete with a separate private commode area for added privacy and comfort. Both bedrooms enjoy gorgeous lake views and include mini-blind-treated windows that provide natural light while allowing for privacy when desired. This move-in-ready home is enhanced with recent updates: a brand new roof installed in November 2024, updated air conditioning, and water heater. Honey-colored hardwood laminate flooring runs throughout

the home, creating a warm, cohesive look in every room. Like all homes in this lakeside community, Tropical Sunrise includes central air and heat, off-street covered parking, a private outdoor storage shed, professional landscaping with a sprinkler system, and access to extensive community amenities, including a heated pool complex, new fitness center, tennis and basketball courts, clubhouse, sauna, relaxation room, lake recreation, and more.

To schedule a tour of this fully remodeled, move-in-ready home, contact Liz Arboleda, listing agent, at (954) 871-2124. Ask for "Tropical Sunrise," #19A-PL.

