

**\$2,499,000****2600 Marion Dr**

**Beds:** 5  
**Baths:** 4  
**Living Area:** 3,842 sqft  
**Neighborhood:** Fort Lauderdale

## YOUR AGENT

**Brian Paran****Phone:** +1 (305) 684-8999**Email:** brian@home61.com

## AMENITIES

<b>Air Conditioning</b>	✓	<b>Canal</b>	✓
<b>Central Heat</b>	✓	<b>Pool</b> (40x20)	✓
<b>Refrigerator</b>	✓	<b>Fence</b>	—
<b>Dishwasher</b>	✓	<b>Garage</b>	✓
<b>Washer</b>	✓	<b>Barbeque</b>	—
<b>Walk-In Closets</b>	—	<b>Impact Windows</b>	✓

## KEY FEATURES

<b>Living area:</b>	<b>3,842 sqft</b>	<b>Days on market:</b>	<b>1780 days</b>
<b>Lot size:</b>	<b>14,330 sqft</b>	<b>Type:</b>	<b>house</b>
<b>Tax:</b>	<b>\$ 19,269</b>	<b>Year Built:</b>	<b>1956</b>
<b>\$ /sqft:</b>	<b>\$ 650</b>	<b>Neighborhood:</b>	<b>Fort Lauderdale</b>
<b>Half Bath/WC:</b>	<b>-</b>	<b>Zip Code:</b>	<b>33316</b>
<b>Parking Space:</b>	<b>2</b>	<b>Ref./MLS ID:</b>	<b>F10182207</b>

## MY NOTES