

# SOLD 1 Bedrm Condo At The Grande Downtown Orlando For S

**407-434-9175**

304 E. South St., Unit #2029  
Orlando, Florida 32801

**Price: \$142,500.00** **Size:** 744 SqFt

**1** Beds **1** Baths **Condo**

**Taxes:** \$ 2,018.00

For more information:

[www.thejaymyersteam.com](http://www.thejaymyersteam.com)



## Property Description

LOCATION, LOCATION, LOCATION ~ Start 2018 in this amazing 1 bedroom 1 bath Condo at The Grande in the Heart of Downtown Orlando! 100% MOVE-IN READY! Ready for Owner or Tenant, a GREAT INVESTMENT OPPORTUNITY or Primary Residence. Whether you're a first time home buyer, looking to downsize or a seasoned investor, this is a tremendous opportunity to own in Downtown Orlando. This 744 sqft End Unit has Large Walk-In Closets off the Bath, French Doors that lead you to your Covered Patio. Gym, Pool, Courtyard and BBQ area are all included in your low monthly HOA fee. Location is tremendous...Walking distance to the new Dr. Phillips Center for the Performing Arts, Lake Eola, Thornton Park, Amway Center, Hospitals, Sun Rail, Plaza Theaters and all the Downtown Night Life and Restaurants that Orlando has to offer. Major highways are minutes away, 50, 408 and I-4. DO NOT WAIT, Condo won't last long at this offering!

We answer calls 7 days a week at 407-434-9175  
View all of our properties at <http://407sales.com>

Price: \$142,500.00  
304 E. South Street #2029  
Orlando, Florida 32801-3559  
Contact: Orlando Realty & Property Management  
Prospective Buyers: 407-434-9175

TO SET UP A SHOWING, CLICK HERE <http://www.407rentals.com/buying-selling>

Subdivision: Grande Downtown Orlando Condo  
Bedrooms: 1  
Bathrooms: 1  
Property Sub Type: Condo  
Square Ft: 744  
Year Built: 2002

- \*Howard Middle School
- \*Edgewater High School
- \*COMMUNITY Pool!
- \*In Ground Gunite/Concrete Pool
- \*Spa
- \*Slab Foundation
- \*Block, Stone, & Other Exterior Construction
- \*Activity Core/Center
- \*Central Business District
- \*Close To Bus Line
- \*In City Limits



## Orlando Realty and Property Management

Office Location  
1906 Hillcrest Street (map)  
Orlando, Florida 32803

**Orlando Realty and Property Management**  
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- \*Balcony Sundeck
- \*Covered Parking
- \*French Doors
- \*Irrigation System
- \*Mature Landscaping
- \*Patio/Porch/Deck Covered
- \*Sidewalk
- \*Trees/Landscaped
- \*Under Building Parking
- \*Assigned Parking
- \*Guest Parking
- \*Cable Available
- \*Public Utilities
- \*Central Heating & Air Conditioning
- \*Appliances Included: Dishwasher, Hot Water Electric, Microwave Hood, Oven, Range, Refrigerator
- \*Living Room/Dining Room Combo
- \*Blinds/Shades
- \*Ceiling Fans
- \*Crown Molding
- \*Inside Utility
- \*Smoke Alarms
- \*Unfurnished
- \*Walk In Closet
- \*Washer/Dryer Hookup
- \*Kitchen Features Breakfast Bar & Closet Pantry
- \*Master Bathroom Features Dual Sinks, Garden Bath, & Tub W/Shower
- \*Carpet & Vinyl Flooring
- \*Master Bedroom 11 X 12 W/Carpet Flooring
- \*Kitchen 9 X 7 W/Vinyl Flooring
- \*Living Room 13 X 10 W/Carpet Flooring
- \*\$293.02 Monthly Required HOA Fee
- \*Deed Restrictions
- \*Community Features: Elevators, Fees Required, Fitness, Gated Community, & Security
- \*Fees Include: Building Exterior, Community Pool, Escrow Reserves Fund, Ground Maintenance, Insurance Building, Maintenance/Repairs, Manager, Pest Control, Recreational Facilities, Roof, Security, Trash Removal, & Water/Sewer
- \*Cash & Conventional Financing Available
- \*Docs Available
- \*Floor Plan Available
- \*HOA Disclosure Available
- \*No Sign
- \*Seller Property Disclosure
- \*Sold AS-IS
- \*Vacant
- \*Bonus To Selling Office

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DRIVING DIRECTIONS: Located on the Corner of South St and Rosalind in downtown Orlando. Main Entrance is on South Street. Guest parking in the back lot on corner of Anderson and Rosalind or on the top floor after going through the gate.

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