

BÔVELL



FOR SALE

USD\$1,225,000

Pending/Conditional

# ONE Canal Point - Ground floor unit



Listed for \$50K less than the last sale! Nestled in the heart of the Seven Mile Beach corridor in the most sought-after gated community, this ground-floor unit offers the ultimate in convenience and luxury, literally steps away from world-class dining, shopping, and the pristine shores of Seven Mile Beach. —The open-concept living space is bathed in natural light, featuring high-end finishes and modern fixtures throughout.

Location: Seven Mile Corridor

MLS: 418261

Built: 2022



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# ONE Canal Point - Ground floor unit

- BBQ
- Dishwasher
- Fence
- Kitchen area
- Patio
- Refrigerator
- Solar
- Stove: Gas
- Central AC
- Dock
- Furnished: Yes
- Microwave
- Pool
- Security
- Stories: 1
- Washer/Dryer: Yes
- City Water
- Elevator
- Gym
- Oven: Yes
- Porch: Unscreened
- Sewer
- Storm Windows
- Water Frontage

## ADDITIONAL INFORMATION

Aprx Water Frontage	500	Furnished	Yes	Title	ONE Canal Point - Ground floor unit
Class	Existing	Total # of Units	73	Construction	ICF
Water Frontage	Yes	Floor Level	1	Stories	1
Foundation	Slab	Strata #	933		

## RUNNING COSTS

Monthly Maintenance Costs	US\$959.70	Sewage in Maintenance Costs	Yes	AC in Maintenance Costs	Yes
Gardening in Maintenance Costs	Yes	TV in Maintenance Costs	Yes	Insurance Included in Maintenance	Yes
Pest in Maintenance Costs	Yes				

