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 Sr. Commercial Investment & Fine Homes Specialist

 Listing

**395 NE 69th Circle Boca Raton, FL 33487**



Condo/Co-Op/Villa/Townhouse  
**List Price:** \$549,000  
**MLS #:** [R10636330](#)  
**Status:** Active  
**Type:** Townhouse  
**Prop Class:** Condo/Co-Op/Villa/Townhouse  
**County:** Palm Beach County  
**Subdivision:** Tuscany Village  
**Beds:** 3  
**SqFt Liv Area:** 2,907  
**Year Built:** 2006/Resale  
**Acres:**  
**Style:** T51-Townhouse Fee Simple  
**Folio #:** 06434632440000270  
**Dev Name:** Tuscany Village

**MLS Area:** 4240  
**Zoning:** Resident  
**Baths:** 2/1  
**SqFt Total:** 3,945  
**Lot SqFt:** 1,680

**Legal Description:** TUSCANY VILLAGE LT 27  
**Virtual Tour:** <https://www.propertypanorama.com/395-NE-69th-Circle-Boca-Raton-FL-33487/unbranded>  
**Maint Fee Incl:** Lawn Mowing, Security

**Remarks:** Exquisite 3-story townhome in east Boca bordered by a lush tropical forest. Entire 3rd floor master suite designed with bamboo wood floors, a his/hers large closet, separate sitting room, jacuzzi and gigantic balcony. This 3000+ sqft home has 2 brand new A/C's w/Nest thermostats, 2 family rooms, either Saturnia tile or wood floor (no carpet), oversized hot water heater, whole home SquareD surge protection with Emporia Vue energy monitor, USB outlet ports, wired for ethernet, storage/play room under the stairs, crown molding, recessed lighting, impact windows, elevator, SS appliances, & spacious laundry room. 2nd floor has a den/office/4th br (no closet). Impact French doors throughout. This is the best floor plan, view & location in the subdivision!

**Directions:** Yamato Road east to Fed. Hwy/US1. Go north on Fed. Past Jeffrey St. Tuscany on west side of Fed. Across from Renzo's Cafe.

**General Information**

<b>HOPA:</b>	No HOPA	<b>Faces:</b>	
<b>REO:</b>	No	<b>Short Sale:</b>	No
<b>Waterfront:</b>	No	<b>Lender Apprv:</b>	
<b>Garage #/Desc:</b>	2/Attached	<b>Apx Lot Size:</b>	< 1/4 Acre, West of US-1
<b>Furnished:</b>	Unfurnished	<b>Dock #:</b>	
<b>Parking:</b>	2 Or More Spaces	<b>Carport #/Desc:</b>	
<b>Flooring:</b>	Marble Floors, Wood Floors	<b># Ceiling Fans:</b>	
<b>Construction:</b>	Cbs Construction	<b>Parking Restrct:</b>	
<b>Pools:</b>	No	<b>Lot Desc:</b>	Less Than 1/4 Acre Lot, West Of Us 1
<b>View:</b>	Garden View, Pool Area View	<b>Design Desc:</b>	Mediterranean

**Rooms**

**Bedroom:** / / / /  
**Master Bath:** Dual Sinks, Separate Tub & Shower, Whirlpool/Spa  
**Rooms:** Attic, Den/Library/Office, Family Room, Laundry, Storage Room  
**Dining:** Eat-In Kitchen, Formal Dining, Snack Bar/Counter

**Additional Information**

<b>Pets:</b>	Yes	<b>Cable Avail:</b>	Yes
<b>Interior:</b>	Built-Ins, Closet Cabinetry, Elevator, Fire Sprinklers, Foyer Entry, French Doors, Laundry Tub, Pantry, Roman Tub, Split Bedroom, Vaulted Ceilings, Volume Ceilings, Walk-In Closets		
<b>Equip/App'l:</b>	Automatic Garage Door Opener, Central Vacuum, Dishwasher, Disposal, Electric Range, Electric Water Heater, Fire Alarm, Microwave, Refrigerator, Smoke Detector, Wall Oven		
<b>Windows:</b>	Blinds/Shades, Impact Glass, Plantation Shutters	<b>Sprinkler:</b>	
<b>Exterior Feat:</b>	Open Porch, Patio		
<b>Subdivision:</b>	Community Pool, Street Lights		
<b>Maint Includes:</b>	Common Area, Maintenance Incl Bldg Exterior, Maintenance Incl Lawn/Lndscp Care, Maintenance Incl Security, Insurance, Parking, Pool Service, Reserve Fund, Roof Repairs, Security		
<b>Heating:</b>	Central Electric, Electric Heat		
<b>Cooling:</b>	Central Individual A/C, Electric Cooling		
<b>Water:</b>	Public Water	<b>Sewer:</b>	Sewer
<b>Roof:</b>	Barrel Roof		
<b>Restrictions:</b>	Assoc Approval Required, Ok To Lease		

**Condo**

<b>Building #:</b>	<b>Unit Floor:</b>	<b>Total Floors:</b>	3	<b># Bldg Units:</b>	
<b>Security:</b>	Security Gate, Security Lighting, Tv Camera				
<b>Amenities:</b>	Community Pool, Pool				
<b>Complex Name:</b>	Tuscany Village	<b>Govern Bodies:</b>	Homeowner Association		

Financial Information

**Taxes:** \$4,045/2019 **Tax Info:**  
**Terms:** Cash, Conventional, FHA  
**Type Assoc:** /\$425/Monthly

**Assumable:**  
**Mbr Req/Fee:** No

Customer Full

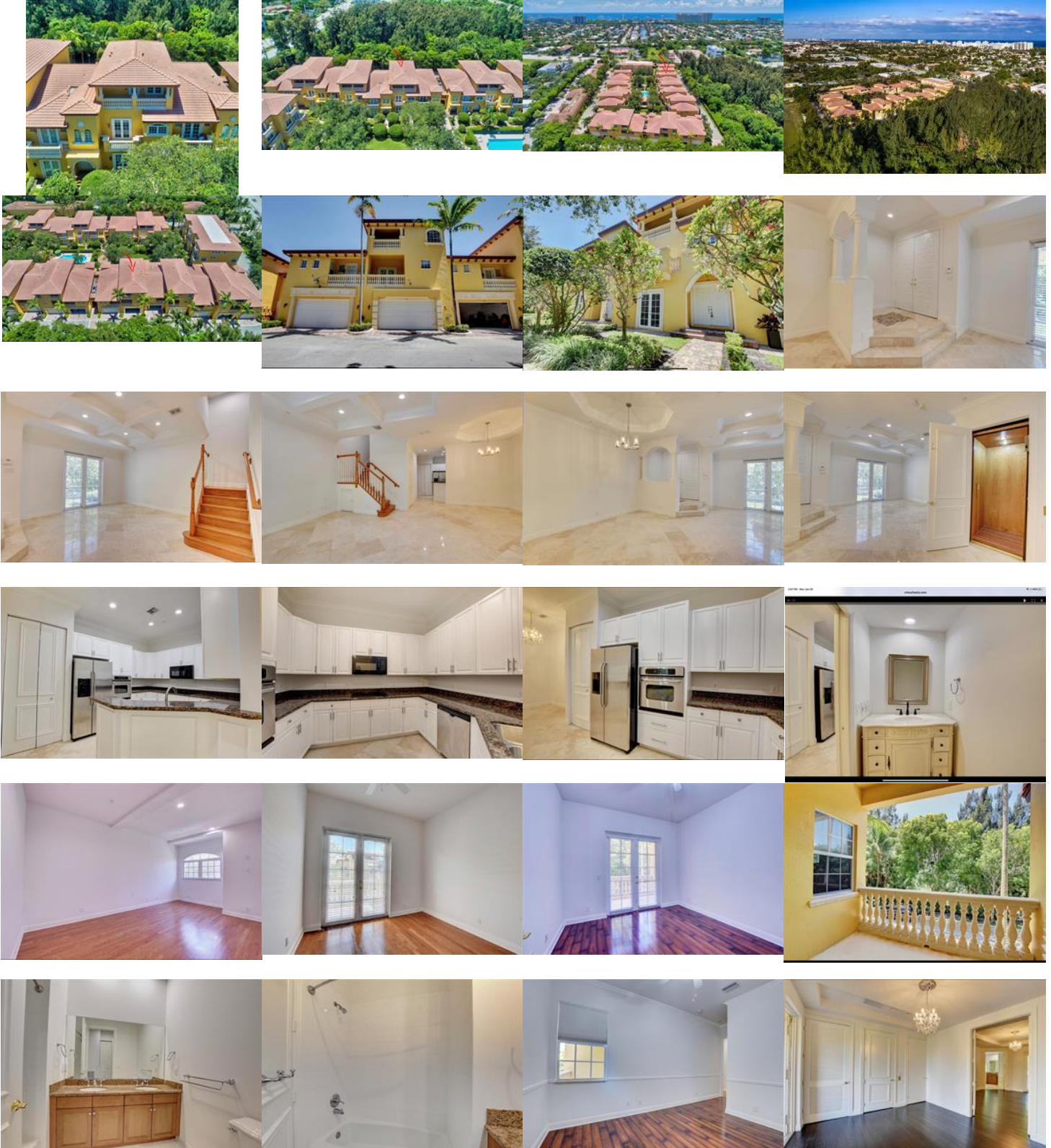
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 Photo Gallery

R10636330

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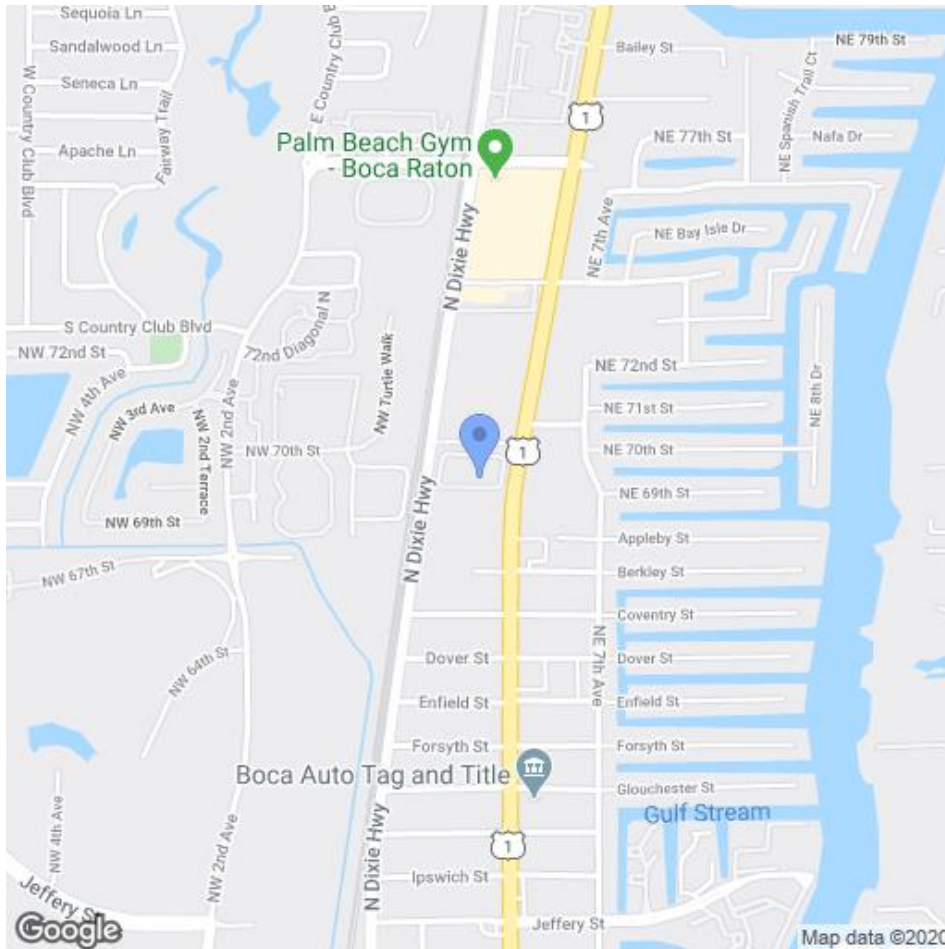


Map

R10636330

[395 NE 69th Circle Boca Raton, FL 33487](https://www.zillow.com/homedetails/395-NE-69th-Circle-Boca-Raton-FL-33487/)

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