



A11778954 © Miami MLS® 2025

**\$260,000**

## 2681 N FLAMINGO RD # 306S, SUNRISE FL 33323

<https://staging1.bravoregroup.com>

Experience resort-style living at TAO Sawgrass—now listed below recent appraised value! This spacious 1 bedroom, 2 full bathroom condo with a den is located on the 3rd floor of the highly desired South Tower. Inside, you'll find an open layout with floor-to-ceiling windows, tile flooring throughout, and a sleek kitchen featuring granite countertops and stainless [...]

- 1 bed
- 2 baths
- Condo
- For Sale
- Active
- 954 sq ft



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Phone: (305) 713-8000

Email: [Bravo@RealtyAgent.com](mailto:Bravo@RealtyAgent.com)

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## Property Features

**Date added:** Added 8 months ago

**Type:** Condo

**Bedrooms:** 1 bed

**Area:** 954 sq ft

**Subdivision Name:** TAO SAWGRASS CONDOMINIUM

**Original List Price:** 290000

**County:** Broward County

**Bathrooms Full:** 2

**Pets Allowed:** Restrictions Or Possible Restrictions

**Association Fee:** \$966

**Category:** For Sale

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 2009

**Association:** Yes

**Previous List Price:** 270000

**DOM:** 190

**Lot Size:** 0 sq ft

**MLS ID:** A11778954

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## Building Details

**Building Area Total:** 954 sq ft

**Year Built Details:** Resale

**Security Features:** Guard At Site, Lobby Secured, Security Patrol

**Building Name:** \$0

**Construction Materials:** Brick

**Entry Level:** 3

**StoriesTotal:** 27

**Parking Features:** 1 Space, Assigned, Guest

**View:** Lake, Pool Area View

**Covered Spaces:** 1

**Garage Spaces:** 1

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## Amenities & Features



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**Appliances:** Dishwasher, Disposal, Dryer, Microwave, Electric Range, Refrigerator, Washer

**Cooling:** Ceiling Fan(s), Central Air

**View Yes / No:** Yes

**Architectural Style:** High Rise

**Waterfront Features:** Lake

**Interior Features:** Walk-In Closet(s), Den/Library/Office

**Flooring:** Carpet, Tile

**Cooling Yes/ No:** Yes

**Exterior Features:** Open Balcony

**Patio & Porch Features:** Open Balcony

**Door Features:** High Impact Doors

**Window Features:** Blinds, High Impact Windows

**Heating:** Central

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## Nearby Schools

**High School:** Plantation High

**Middle Or Junior School:** Bair

**Elementary School:** Sawgrass

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## Miscellaneous

**Structure Type:** Condo 5+ Stories, Condo

**Association Amenities:** Barbecue, Billiard Room, Business Center, Child Play Area, Community Room, Exercise Room, Pickleball, Pool, Putting Green, Sauna, Spa/Hot Tub, Tennis Court(s)

**Listing Courtesy of:** Coldwell Banker Realty

**Inclusions:** None

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## Rooms

**Room Master Bathroom Features:** Separate Tub & Shower

**Room Bedroom Features:** Entry Level

**Room Living Room Features:** Den/Library/Office



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