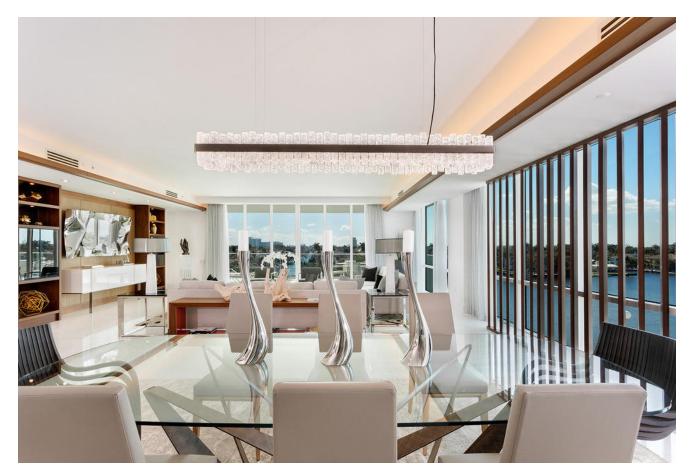
353 Sunset Dr Unit PH01 Fort Lauderdale, FL 33301

premierestateproperties.com/p/353-Sunset-Dr-Fort-Lauderdale-FL-33301/dmgid_143672606

\$4.1 Million



Dining to Living

Property Description

LOCATION

Only eight residences make up this luxury boutique building, "353 Sunset," which features a gated arrival entry and exquisite lobby decorated by Nick Luaces Design. In a prime location, it is situated just minutes to Fort Lauderdale's picturesque beaches as well as Las Olas Boulevard, which is acclaimed for its fine dining, eclectic boutiques, world-class art galleries and vibrant nightlife.

PROPERTY

Enjoy the ultimate in indoor-outdoor living and entertaining at the boutique, "353 Sunset," with a heated lakefront pool, cabana bath and summer kitchen set in tropical landscaping. Exceptional amenities that come with this chic designer-finished penthouse include a private 2,782 /- -square-foot rooftop terrace with a heated spa, bar, grill and cabana bathroom, as well as a deep-water yacht slip, offering boaters direct access to the Intracoastal Waterway and Atlantic Ocean.

RESIDENCE

Presenting the quintessential waterfront lifestyle in a setting of casual yet sophisticated elegance, this four-bedroom penthouse model home comprises 4,170 /- square feet of interior space, fully furnished in a striking contemporary style by award-winning Nick Luaces Design. Offering a chic, airy ambience, highlights include an open-concept floor plan with walls of glass overlooking panoramic vistas; beautiful designer-appointed furnishings; polished marble flooring; custom hand-crafted walnut trim-work; a gorgeous bespoke chef's kitchen by Snaidero, an Italian luxury kitchen-design firm; sumptuous master suite; private elevator; and a private two-car, air-conditioned garage. The height of elegance with breathtaking views as its backdrop, the grand salon features floor-to-ceiling glass windows and sliders that open to the inviting water-view terrace. For easy service and a great flow that supports gracious entertaining, the salon is open to the custom chef's center-island kitchen, finished with sleek clean-line contemporary cabinetry, Miele professional-grade appliances, and Caesarstone counters and backsplash. Also open to the kitchen is the casual family room, fitted with cabinetry for media and display. Offering privacy, the serene master suite comprises an entire corner of the penthouse. The bedroom, which overlooks water views and opens to the terrace, features hardwood flooring and a statement accent wall. Included in the suite are a huge custom-fitted closet and spa-like marble-appointed bathroom with double vanities, a large walk-in steam shower, and free-standing soaking tub. Grouped together from a hallway adjacent to the family room are three luxurious guest-bedroom suites, and completing the layout are a powder room, laundry and storage area.

Featured Listing

BEDS4 BATHS4 full 2 partial SQUARE FEET4,170 MLS#F10263529

STATUSActive **PROPERTY TYPE**Residential - Condominium **SUBDIVISION**353 Sunset Las Olas

Property Features

Property Type Residential - Condominium

Cooling Central Cooling

Garage 2 car attached

Heating Central Heat

Taxes \$49,437

Year Built 2017

Amenities

First Floor Entry Closet Cabinetry Kitchen Island Foyer Entry Walk-In Closets Barbeque High Impact Doors Open Balcony

Feature Descriptions

Additional Rooms Den/Library/Office, Family Room, Utility Room/Laundry

Appliances Automatic Garage Door Opener, Dishwasher, Dryer, Electric Range, Microwave, Refrigerator, Self Cleaning Oven, Wall Oven, Washer

Association Condo

Association Fee \$2300/Monthly

Bedroom At Least 1 Bedroom Ground Level, Entry Level, Sitting Area - Master Bedroom

Community No HOPA

Days on Site 116

Dining Dining/Living Room, Eat-In Kitchen, Formal Dining

Exterior New Construction

Flooring Marble Floors, Wood Floors

Formal Dining Yes

Front Exposure North

Maintenance Includes Building Exterior, Common Area, Elevator, Landscaping/Lawn Maintenance, Pool Service, Sewer, Trash Removal, Water

Master Bathroom Bidet, Dual Sinks, Separate Tub & Shower

Parcel # 504212DC0070

Parking 2 Or More Spaces, Covered Parking

Pet Restrictions Number Limit, Size Limit

Restrictions Okay To Lease 1st Year, Other Restrictions

SQ FT Total 7442

Total Rooms 0

Water Access Private Dock, Unrestricted Salt Water Access

Waterfront Lake Front

Windows Blinds/Shades, High Impact Windows