Residential Customer Report

Address: 532 Canoe Point, Delray Beach, FL 33444 MLS#: RX-10334551 St: Contingent List Price: \$599,000 List Price Sqft: 201.55



Area: 4460 Geo Area: PB06 County: Palm Beach

Parcel ID: 12434608320001590 Subdivision: Delray Lakes

Development Name: Delray Lakes Model Name: Lot Dimensions:

Waterfront: Yes Waterfrontage: Virtual Tour: Click to View Private Pool: No Baths - Total: 4.1 Garage Spaces: 2

Dock #:

Lot Dimensions:

Ele School: Plumosa School of the Arts

Heating: Central; Electric

REO: No

Middle School: Carver Community Middle School

High School: Atlantic High School

Type: Single Family Detached

Type: Single Family Detached List Price/SqFt: 201.54

Legal Desc: DELRAY LAKES LT 159

Short Sale Add: No Short Sale: No

Master Bedroom	22.5	Χ	14	Living Room	27	Χ	13	Kitchen	12	Χ	11				
Bedroom 2	13	Χ	14	Bedroom 4	13	Χ	15	Dining Area	11	Χ	11	Utility Room	8	Χ	6
Bedroom 3	12	Х	12	Bedroom 5	12	Χ	13	Family Room	15	Χ	19				

SqFt - Living: 2,972 **SqFt - Total: 3,448 Guest Hse:** Yr Blt: 1998 Pool Size:

FB: 4 Baths - Half: 1 Yr Blt Des: Resale Pets Allowed: Restricted **BD**: 5 Year Built: 1998 Front Exp: W

Baths - Total: 4.1

Membership Fee Amount: Serial #: Bldg #: Governing Bodies: HOA HOA/POA/COA (Monthly): 150 Tax Year: 2016 Total Floors/Stories: 2 Land Lease: **Brand Name:** Taxes: 8.913 Total Units in Bldg: Recreation Lease: Ttl Units in Complex: Min Days to Lease: **Mobile Home Size:** Special Assmnt: No Unit Floor #: Application Fee: 100 Decal #:

Waterfront Details: Lake Restrict: Buyer Approval; Lease OK; Other Design: Construction: CBS; Frame/Stucco View: Garden; Lake **HOPA:** No Hopa

Unit Desc: Private Pool:

Flooring: Ceramic Tile Security: Burglar Alarm; Gate - Unmanned Boat Services: Ramp Furnished: Unfurnished Membership: **Guest House:**

Dining Area: Breakfast Area; Dining-Living; Eat-In Cooling: Ceiling Fan; Central; Electric Taxes: City/County

Kitchen: Formal Heating: Central; Electric Terms Considered: Cash; Conventional; FHA Utilities: Cable; Electric; Public Sewer; Public Water Mobile Features:

Guest House: Cooling: Ceiling Fan; Central; Electric Roof: S-Tile

Rooms: Attic; Family; Laundry-Inside; Laundry-Util/Closet; Maid/In-Law

Master Bedroom/Bath: Dual Sinks; Mstr Bdrm - Upstairs; Separate Shower; Separate Tub

Dining Area: Breakfast Area; Dining-Living; Eat-In Kitchen; Formal

Window Treatments: Blinds; Sliding; Verticals

Maintenance Fee Incl: Cable; Common Areas; Security

Equip/Appl Included: Auto Garage Open: Dishwasher; Disposal; Dryer; Freezer; Microwave; Range - Electric; Refrigerator; Smoke Detector; Storm Shutters; Washer;

Water Heater - Elec Private Pool:

Special Info:

Parking: 2+ Spaces; Driveway; Garage - Attached

Lot Description: < 1/4 Acre; Sidewalks

Subdiv. Amenities: Bike - Jog: Boating; Picnic Area; Pool; Sidewalks; Street Lights; Tennis

Exterior Features: Auto Sprinkler; Open Porch

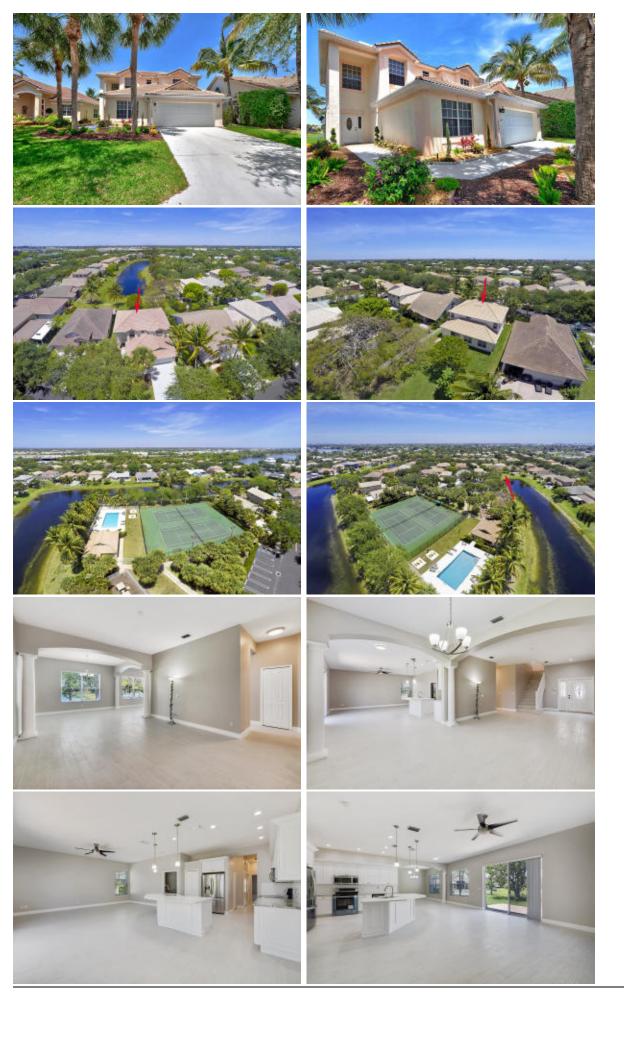
Interior Features: Cook Island; Foyer; Laundry Tub; Pantry; Split Bedroom; Volume Ceiling; Walk-in Closet

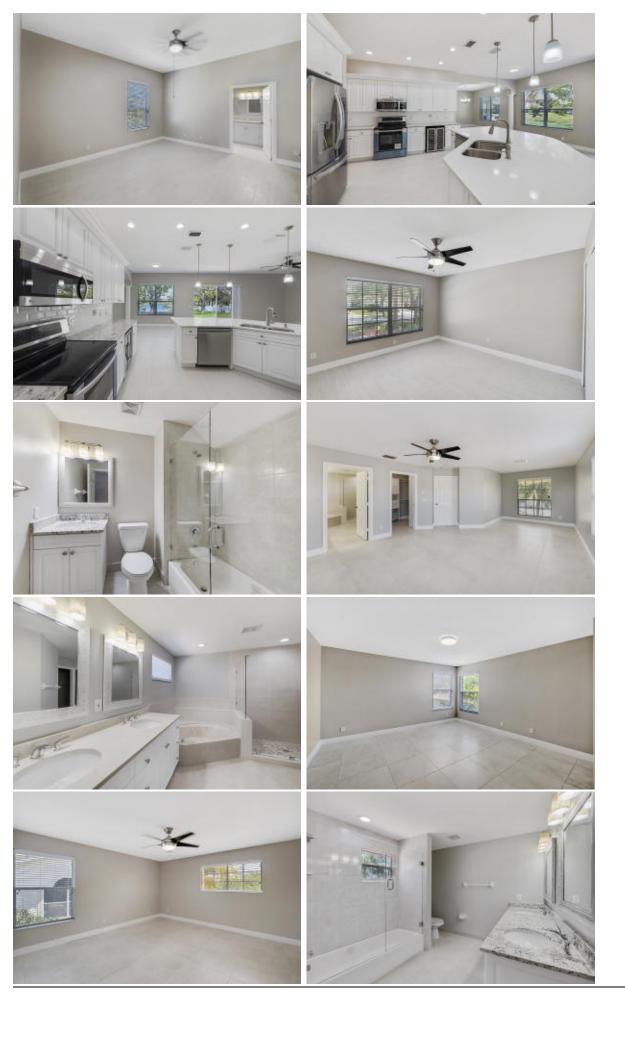
Directions: Exit on I-95 Atlantic Avenue in Delray Beach, go West to Congress Ave., turn North to Lake Ida road, drive to East, under I-95, the community Delray

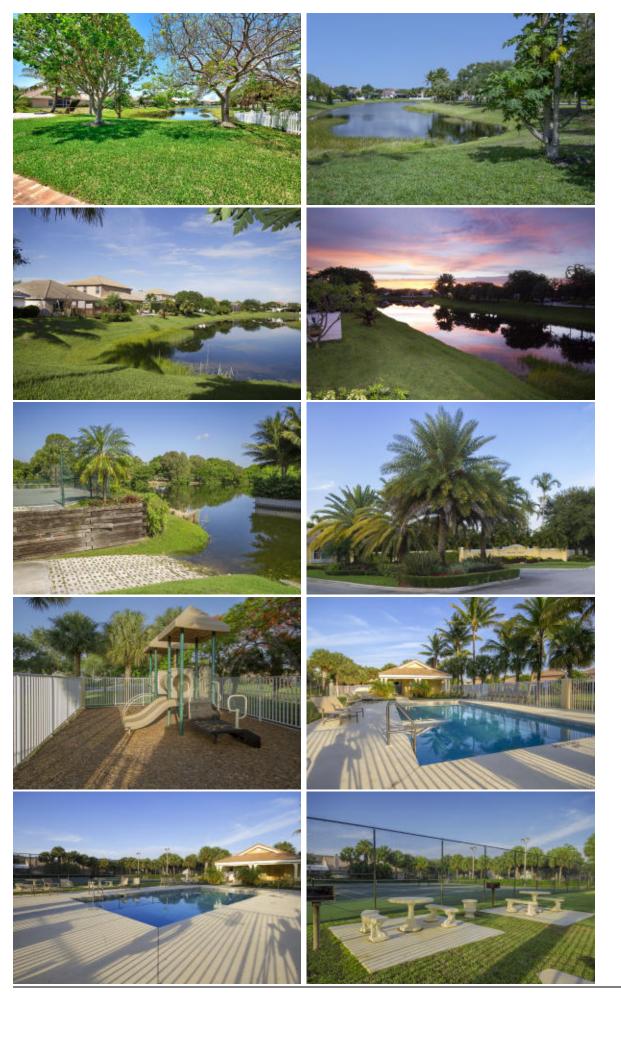
Lakes is located on your right hand side.

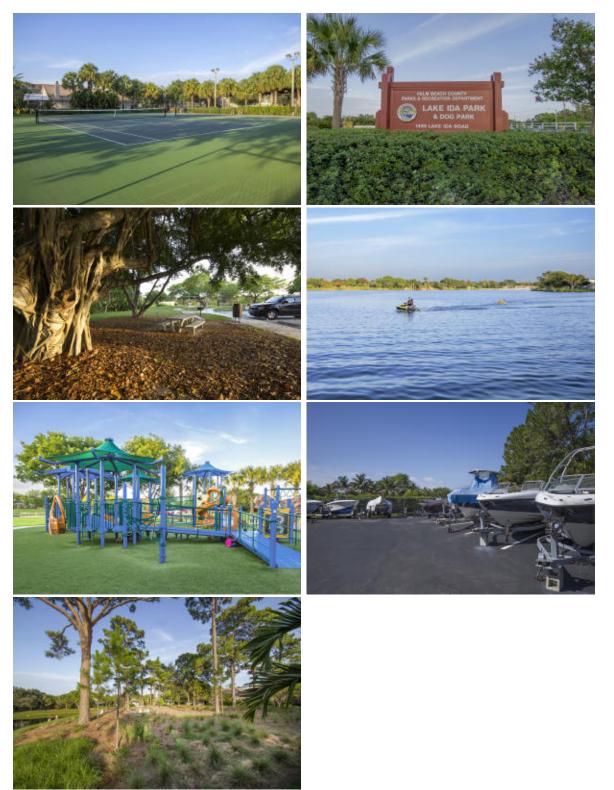
Public Remarks: One of the largest lot in Delray Lakes, 532 Canoe Point is facing the lake in its length. Large 3,448 Sq. ft. home with 2,972 under air, which is ready for move in. It has 5 bedrooms, 4.5 bathrooms, with a lake view directly off the back yard, built in 1998.

It has a fully upgraded kitchen, bathrooms, and tiled floors. First floor has modern wood-like tile planks with a bamboo pattern, and second floor has large (24 in. x 24 in.) tiles. Has all new LG appliances, including refrigerator with French doors, dual ice maker, and bottom freezer with glide & serve drawer. The stove has self-cleaning convection oven. Microwave, dishwasher, and front loading washer and dryer. There is a two-zone wine cooler and a large single-level island with dining bar. The kitchen has recessed lights and drop-down lights over the kitchen island, and all new kitchen cabinets. Four of the bed rooms have in-suite bath rooms, all which have retailed floors and showers. 2 Master size bedrooms - one upstairs and one downstairs - have especially crafted walk-in closets. All 4 showers have seamless glass enclosures. The bathrooms have new water saving toilets. It has a finished 2-car garage, 400 sq. ft. attached, with a drop-down attic stair. The windows throughout the home have new 2-inch horizontal, energy-saving, blinds. There is a large 10 ft. x 20 ft. back porch with bricks in herring bone pattern. In addition, there is ample space to build a large pool. The backyard easement leads to the adjacent community pool, playground, and tennis court. Gated community with low homeowner association fees. The home is in Delray Lakes - a gated community adjacent to Lake Ida Park - with a dog park, multiple party pavilions and playgrounds. It has relatively low homeowner's association fees. It is 2 miles from downtown Delray Beach's restaurant and boutiques, and an additional mile from the Atlantic Ocean beach. It is near Atlantic H.S. - with Magnet School programs.









Sold Price: Sold Date: Sold Price Sqft:

Days On Market: 210 Terms of Sale:



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