



Price: \$482,000		MLS Number: A11894845		Condo / Town Home	
404 NE 194th Ter, Miami, Florida 33179 USA					
Beds: 3		Baths: 2		Half Baths: 1	
Living Area: 1,777		HOA Fees: \$660		Year Built: 2016	
Community: CHAMPION LAKES			Subdivision: CHAMPION LAKES		
Elementary School: Norland			Junior High: Andover Middle		
High School: Miami Norland					

## ABOUT THIS PROPERTY

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Excellent upgraded 3 bedrooms and 2,5 bathrooms two-story townhome. Ample ground-level with car garage & EV charging station. Freshly painted, open kitchen with granite countertop and terrace. Washer & Dryer on second floor. Great gated community, (Champion Lakes), 24-Hour Security, featuring a clubhouse and amenities that include pool, playgrounds, jogging area and lawn maintenance included. Located is a short drive west of I-95 and a short east drive to Aventura Mall, Gulfstream Hallandale/Hollywood Beach and many area restaurants. Midway point between FLL and MIA airports. Excellent Opportunity for the buyer.

