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**Berndsen & Berndsen Realty**  
 West Palm Beach

Listing

**2050 N Congress Ave # 203 West Palm Beach, FL 33401**



Condo/Co-Op/Villa/Townhouse  
**List Price:** \$215,000  
**MLS #:** [A11579131](#)  
**Status:** Active **MLS Area:** 5410  
**Zoning:**  
**Type:** Condo  
**Prop Class:** Condo/Co-Op/Villa/Townhouse  
**County:** Palm Beach  
**Subdivision:** PRESIDENTIAL GOLFFVIEW CON  
**Beds:** 2 **Baths:** 2/0  
**SqFt Liv Area:** 1,030 **SqFt Total:** 1,030  
**Year Built:** 1981/Resale  
**Style:** C41-Condo 1-4 Stories  
**Parcel Num:** 74434318060122030

**Legal Description:** PRESIDENTIAL GOLFFVIEW COND BLDG L UNIT 203  
**Virtual Tour:** <https://www.propertypanorama.com/instaview/mia/A11579131>

**Remarks:** FULLY FURNISHED! Investor's dream with a 9% return, rented furnished at \$2,200 per month until April 30th 2025, to an amazing tenant. Investor friendly association. As per condo docs, can rent for 90 days minimum 4 times a year. No association approval required!!! No special assessments. Waterproof, modern vinyl laminate flooring throughout, huge bedrooms, sofa bed, fully furnished.

**General Information**

<b>HOPA:</b> No HOPA	<b>Short Sale:</b> No	<b>Faces:</b>	<b>Apx Lot Size:</b>
<b>REO:</b> No		<b>Lender Apprv:</b>	<b>Build Lot/Unit#:</b>
<b>Builder Name:</b>	<b>How Paid:</b>	<b>Proj Comp Date:</b>	
<b>Comm Dev Dist:</b>		<b>Amt Annually:</b>	<b>Dock #:</b>
<b>Waterfront:</b> No		<b>Carport #/Desc:</b> 0	
<b>Garage #/Desc:</b> 0		<b>Parking Rstrct:</b>	
<b>Parking:</b> 2 Or More Spaces, Open Space Parking		<b>Lot Desc:</b>	
<b>Flooring:</b> Vinyl Floors			
<b>Construction:</b> Cbs Construction			

**Rooms**

**Bedroom:** At Least 1 Bedroom Ground Level

**Additional Information**

<b>Pets:</b> Yes/No Restrictions	<b>Cable Avail:</b>
<b>Interior:</b> First Floor Entry	
<b>Equip/Apppl:</b> Dishwasher, Disposal, Dryer, Electric Range, Electric Water Heater, Microwave, Refrigerator, Smoke Detector, Washer	
<b>Exterior Feat:</b> Open Balcony	
<b>Maint Includes:</b> Building Exterior, Common Area, Elevator, Outside Maintenance, Parking, Pool Service, Roof Repairs, Sewer, Trash Removal, Water	
<b>Heating:</b> Central Heat, Electric Heat	
<b>Cooling:</b> Central Cooling, Electric Cooling	
<b>Restrictions:</b> Corporate Buyer OK, No Restrictions, OK To Lease, Okay To Lease 1st Year	

**Condo**

<b>Building #:</b>	<b>Unit Floor:</b> 2	<b>Total Floors:</b> 4	<b># Bldg Units:</b>
<b># Cmplx Units:</b>	<b>Min # days Lse:</b> 90	<b># Times Lsd/Yr:</b> 4	<b># Interior Lev:</b>
<b>Unit Design:</b> Garden Apartment			
<b>Unit View:</b> Garden View			
<b>Security:</b> Other Security			
<b>Amenities:</b> Clubhouse-Clubroom, Pool			
<b>Approval Info:</b> No Approvals			
<b>Complex Name:</b> PRESIDENTIAL GOLFFVIEW	<b>Govern Bodies:</b> Condominium		

**Financial Information**

<b>Taxes:</b> \$2,500/2023	<b>Tax Info:</b> Tax Reflects No Exemptions	<b>Assumable:</b>
<b>Terms:</b> Cash Only		<b>Mbr Req/Fee:</b> No
<b>Type Assoc:</b> Condo/\$395/Monthly		

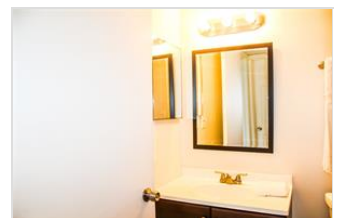
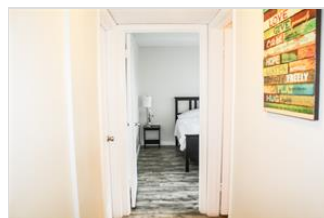
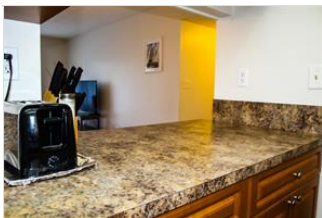
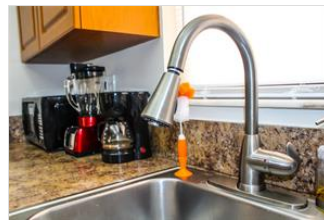
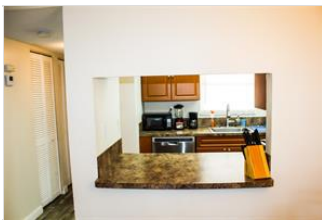
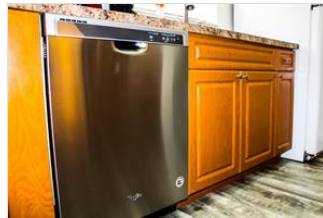
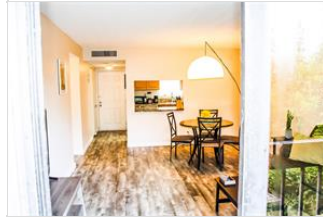
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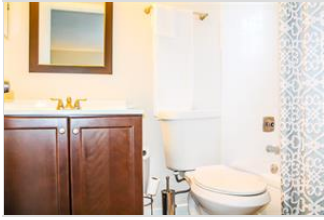
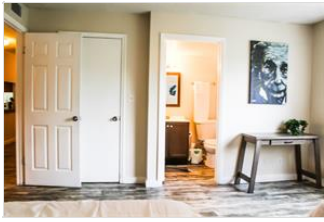
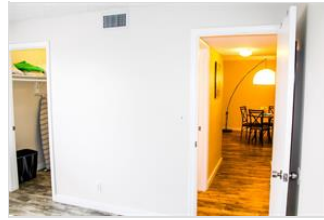
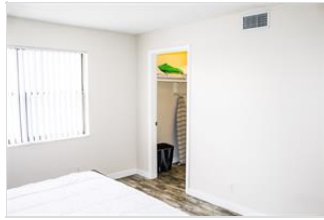
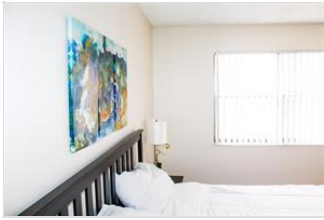
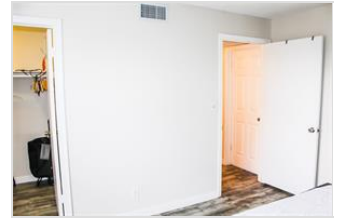
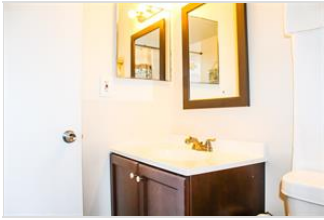
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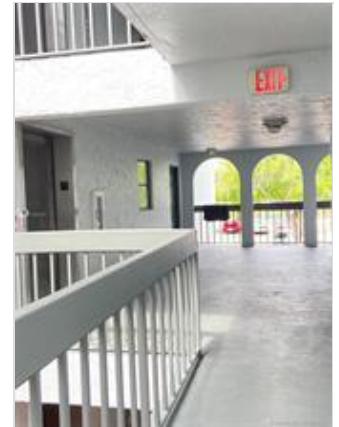
Photos

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