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**Berndsen & Berndsen Realty**  
 West Palm Beach

Listing

## 2450 Presidential Way # 1607 West Palm Beach, FL 33401



Condo/Co-Op/Villa/Townhouse  
**List Price:** \$510,999  
**MLS #:** [A11793065](#)  
**Status:** Active  
**Zoning:**  
**Type:** Condo  
**Prop Class:** Condo/Co-Op/Villa/Townhouse  
**County:** Palm Beach  
**Subdivision:** ENVOY CONDO  
**Beds:** 2  
**SqFt Liv Area:** 1,855  
**Year Built:** 1984/Resale  
**Style:** C42-Condo 5+ Stories  
**Parcel Num:** 74434318100001607  
**MLS Area:** 5410  
**Baths:** 2/0  
**SqFt Total:** 1,855

**Legal Description:** ENVOY COND UNIT 1607

**Virtual Tour:** <https://my.matterport.com/show/?m=75LWiLJLCFQ>

**Elementary:** Roosevelt

**Middle:** Roosevelt Community

**High:** Palm Beach Lakes

**Remarks:** Significant price drop! Now's your chance to own THE Million-Dollar View with the best price of the century—seller is ready for your offer, so come take a look. Wake up to majestic 16th-floor views of Lake Mangonia, Florida's Intracoastal & Dutchman's Pipe Resort & Golf Course from this sun-soaked, split floor plan residence at The Envoy, in Lands of the President. No assessments, strong financials, 2025 SIRS report complete. Featuring new Montrose Oak wide plank floors, custom closets, fresh paint & spacious split layout. Home has been impeccably maintained. Enjoy 24/7 doorman, in gated community with heated pool, tennis, state-of-the-art fitness center & social club. Minutes to Palm Beach's world-class shopping, dining, hospitals, PB Airport & beaches. Wall Street South is calling!

**Directions:** From I-95 take exit 71, Lakes Blvd in West Palm Beach. Turn left on North Congress and right on Presidential Way. Enter through the guard gate, and turn left into the Envoy parking lot. Park in visitor parking.

### General Information

<b>HOPA:</b> No HOPA	<b>Short Sale:</b> No	<b>Faces:</b>	<b>Apex 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/Other Waterfront		<b>Carport #/Desc:</b> 0	<b>Main Liv Area:</b> Entry Level
<b>Garage #/Desc:</b> 0		<b># Ceiling Fans:</b>	
<b>Furnished:</b>		<b>Parking Rstrct:</b> Limited # Of Vehicle	
<b>Parking:</b> Assigned Parking, Guest Parking, Space Purchased			
<b>Flooring:</b> Carpeted Floors, Tile Floors, Vinyl Floors		<b>Lot Desc:</b>	
<b>Construction:</b> Concrete Block Construction			

### Rooms

**Bedroom:** Entry Level  
**Master Bath:** Bidet, Separate Tub & Shower  
**Rooms:** Den/Library/Office, Storage Room, Utility Room/Laundry  
**Dining:** Breakfast Area, Dining/Living Room, Eat-In Kitchen

### Additional Information

**Pets:** Yes  
**Interior:** Closet Cabinetry, Custom Mirrors, Laundry Tub, Split Bedroom, Walk-In Closets  
**Equip/Apppl:** Dishwasher, Dryer, Electric Range, Purifier/Sink, Refrigerator, Washer  
**Windows:** Blinds/Shades  
**Exterior Feat:** Awnings, Open Balcony, Storm/Security Shutters, Tennis Court  
**Maint Includes:** Building Exterior, Common Area, Elevator, Landscaping/Lawn Maintenance, Legal/Accounting, Manager, Outside Maintenance, Parking, Recreation Facilities, Reserve Fund, Roof Repairs, Security, Trash Removal, Water  
**Heating:** Central Heat, Electric Heat  
**Cooling:** Central Cooling  
**Restrictions:** Ok To Lease, Other Restrictions, Renting Limited

### Condo

<b>Building #:</b>	<b>Unit Floor:</b> 16	<b>Total Floors:</b> 19	<b># Bldg Units:</b> 148
<b># Cmplx Units:</b>	<b>Min # days Lse:</b> 90	<b># Times Lsd/Yr:</b> 1	<b># Interior Lev:</b>
<b>Unit Design:</b> High Rise, Interior Hall, Lobby			
<b>Unit View:</b> Golf View, Intracoastal View, Lake, Other View, Water View			

**Amenities:**

Doorman, Guard At Site, Lobby Secured

Billiard Room, Community Room, Elevator, Fitness Center, Extra Storage, Heated Pool, Library, Pool, Sauna, Shuffleboard, Spa/Hot Tub, Tennis, Trash Chute, Vehicle Wash Area

**Approval Info:**

1-2 Weeks Approval, Application Fee Required, Association Approval Required

**Complex Name:**

## Land of The Presidents

### Govern Bodies:

## Condominium

## Financial Information

**Taxes:**

\$7,079/2024

**Tax Info:**

Tax Reflects No Homestead Tax

**Terms:**

Cash, Conventional, FHA, VA

**Type Assoc:**

Condo/\$1,265/Monthly

**Assumable:**

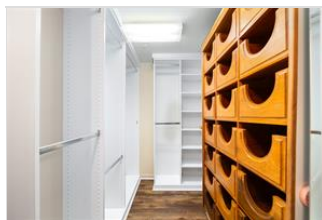
**Mgr Req/Fee:** No

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## Photos

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