

MLS # RX-10887185 - Active



List Price: **CALL TO VERIFY**
Bedrooms: 4
Bathrooms: 2.1
Garage: 2.0
Pvt Pool: Yes
Liv SqFt: 2,796
Tot Sq Ft: 3,464
Waterfront: Yes
Wtr Type: Lake
Pets: Restricted
Front Exp: North
Year Built: 2006
Short Sale: No
Model: Madrid

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|----------------|----|---|----|
| Kitchen | 14 | X | 13 |
| Dining Room | 13 | X | 12 |
| Family Room | 18 | X | 17 |
| Living Room | 16 | X | 15 |
| Master Bedroom | 19 | X | 17 |
| Bedroom 2 | 13 | X | 11 |
| Bedroom 3 | 11 | X | 11 |
| Den | 12 | X | 11 |

Subdivision: VALENCIA POINTE
Address: 7047 Great Falls Circle
 Boynton Beach FL 33437

HOA or Cond: HOA Mandatory
Fee: 712
App Fee: 260

Min Days Lease: 210
Special Asmt: No
Units/Complex:

Your very own slice of Palm Beach-style luxury and elegance! This meticulously maintained, gorgeous Madrid floorplan has it all! From the welcoming double glass door entry, you're immediately greeted with lush lake and sparkling turquoise pool views! Lovely neutral porcelain tile throughout, tons of hi hat lighting, crown moulding, Plantation shutters, Trey ceilings in the living room and primary suite, and vaulted ceilings in the kitchen/family room areas are among the many upgrades. The gourmet kitchen features include granite countertops & full backsplash, rich wood cabinetry, a large granite island with extra storage, large walk in pantry, transom window for extra natural light, casual dining niche, and great views of the pool and lake. The formal dining room is ideal for large

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| Construction: CBS | View: Lake; Pool |
| Flooring: Tile | Restrict: Buyer Approval; Lease OK w/Restrict |
| Furnished: Furniture Negotiable | Taxes: County Only; Homestead |
| Roof: S-Tile | Special Info: Sold As-Is |
| Security: Gate - Manned; Security Patrol; Security Sys-Owned | Rooms: Den/Office; Family; Laundry-Inside |
| Dining Area: Breakfast Area; Formal; Snack Bar | Lot Description: < 1/4 Acre; Sidewalks |
| Master: Dual Sinks; Mstr Bdrm - Ground; Separate Shower; Separate Tub | |
| Included: Auto Garage Open; Dishwasher; Disposal; Dryer; Microwave; Range - Electric; Refrigerator; Smoke Detector; Storm Shutters; Washer; Water Heater - Elec | |
| Subdiv. Amenities: Bike - Jog; Billiards; Café/Restaurant; Clubhouse; Fitness Center; Game Room; Internet Included; Manager on Site; Pickleball; Pool; Sidewalks; Spa-Hot Tub; Street Lights; Tennis | |
| Exterior Features: Auto Sprinkler; Covered Patio; Screened Patio; Shutters | |
| Interior Features: Built-in Shelves; Closet Cabinets; Ctdrl/Vault Ceilings; Entry Lvl Lvng Area; Foyer; French Door; Kitchen Island; Laundry Tub; Pantry; Roman Tub; Split Bedroom; Volume Ceiling; Walk-in Closet | |



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