



LAURIE  
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TEAM

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#### **Property Features**

**2638 Oak Park Circle, Davie, FL 33328**

Forest Ridge Patio Homes

**3 Bedrooms · 2.5 Bathrooms · Two-Story · Pool Home**

## **INTERIOR**

- 2434 Total Sq Ft
- 3 Bedrooms: All Located Upstairs
- 2.5 Bathrooms: 2 Full Bathrooms Upstairs, Half Bathroom on Main Level
- Primary Suite: Walk-In Closet, Primary Bathroom with Separate Tub & Shower
- Kitchen: Stainless Steel Appliances, Eat-In Kitchen, Granite Countertops, Snack Bar
- Living Areas: Separate Living Room, Formal Dining Area & Family Room
- Flooring: Tile & Laminate Throughout
- Additional Features: Vaulted Ceilings, French Doors

## **EXTERIOR**

- Pool: In-Ground Pool
- Backyard: Fenced Backyard
- Driveway: Paver Driveway
- Garage: 2-Car Garage

## **MECHANICS & AGES**

- Roof: 2012
- A/C: 4-Ton System – 2023
- Water Heater: 2018
- Plumbing: Water Service & Interior Water Lines Replaced – 2018
- Garage Door: 2019
- Windows: Replaced – 2010
- Stamped Concrete Driveway & Walkway: 2025

## **HOA & COMMUNITY**

- HOA Fee: \$250 Monthly
- Community Amenities: Pickleball, Tennis & Basketball Courts
- Walking Trails: Scenic Community Walking Trails
- Tree Tops Park: Direct Trail Access to Tree Tops Park
- Location: Forest Ridge, Davie



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