

Eldorado Towers



A Newsletter for the Residents of the Eldorado Towers Condominium

Volume 16 Issue 1

January 2020



3675 North Country Club Drive
Unit 209, Aventura, FL 33180

ASSOCIATION OFFICERS

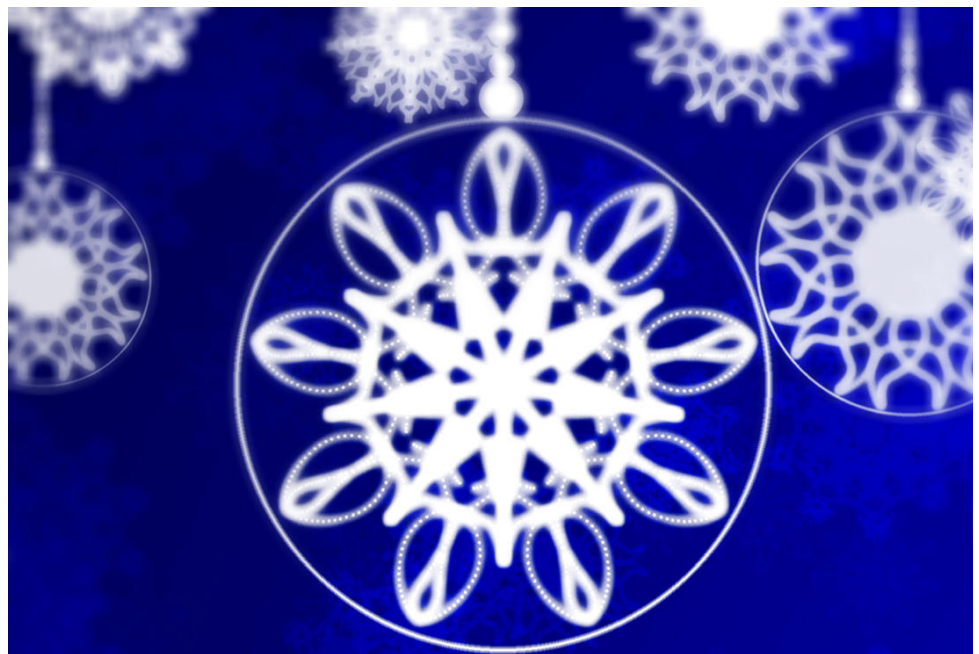
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HAPPY NEW YEAR

2020

Here's to a brand new year of good health, good fortune, and good times. Thanks for bringing in the New Year with us here at Eldorado Towers. We feel fortunate to have you all as our residents.

Dealing with the Flu

It's that time of year again! Flu season is here. You may find yourself suffering from fever, aches, and other symptoms of the flu. There really is no cure for the flu. But there are things you can do to make yourself more comfortable during the duration. The best course of action in dealing with the flu is to get plenty of rest and drink lots of fluids. What about chicken soup? Well, it can't hurt! Although it doesn't cure anything, it can soothe a sore throat, clear clogged passageways, and hydrate you. It is always good TLC at a difficult time. Remember to contact your doctor if your flu symptoms seem severe, you have trouble breathing, or if you have a fever that is not relieved with over the counter medication.



NATIONAL FLORIDA DAY

National Florida Day on January 25 recognizes the 27th state to join the United States. The Sunshine State is home to the oldest established city in the country. With over 400 years of history, St. Augustine's streets and colonial architecture have stories to tell.



With an average high temperature of 79.5°F, it should be no surprise that Floridian John Gorrie brought refrigeration and air conditioning to the world in 1851. Add to that, more than half the year with partly cloudy to sunny days, the invention of sunblock would be a necessity, too. Hungary born pharmacist, Benjamin Green, invented a sunscreen in 1944 which later became a tanning lotion known as Coppertone. Florida offers more than enough to do and see. From man-made worlds and relaxing beaches to long, colorful and intricate history, the Sunshine State's open spaces and sunny faces require more than one visit or enjoying Florida as a resident.

*State Flower - Orange Blossom | State Tree - Sabal Palm
 State Beverage - Orange Juice | State Capitol - Tallahassee
 State Song - Swanee River*



Vivian Aponte Blane, P.A.

MBA International Marketing - Relocation Specialist - Certified International Property Specialist - Keyes Luxury Division

VivianAponteBlane@yahoo.com

English, Spanish, Italian and French

As a Resident and Realtor in

Eldorado Towers, I have sold more than 60 units -

I pride myself on providing all clients with a concierge service

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TELEPHONE 305-778-8947



JUST LISTED



**UNIT 2601 - TOWER III
 1/1.5 - \$ 199,900**

JUST LISTED



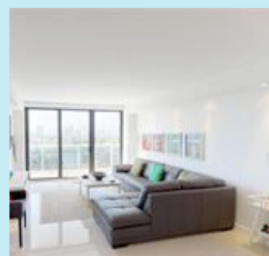
**UNIT 2505 - TOWER IV
 1/1 - \$ 235,000**

JUST LISTED



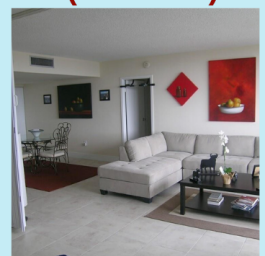
**UNIT 608 - TOWER III
 2/2 - \$ 279,000**

RECENTLY SOLD



**UNIT 805 - TOWER III
 1/1.5 - \$ 215,000**

**FOR SALE
 (RENTED)**



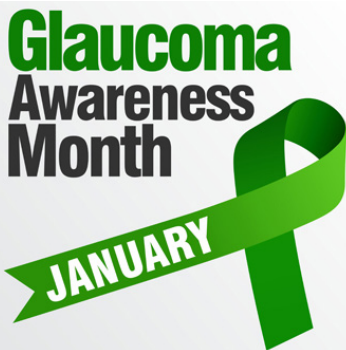
**UNIT PH2 - TOWER III
 2/2 - \$ 258,000**

Active & Sold Listing data was accessed through the MLS and information is deemed accurate, but not guaranteed.

Glaucoma Awareness Month

Did you know that you could be going blind and not even know it? January is Glaucoma Awareness Month, a time to remind the public about the dangers of this disease. Glaucoma is the leading cause of blindness in all adults over the age of 60. In the African-American population, people over 40 are up to five times more likely to get glaucoma.

Glaucoma can't be cured, but if caught early, treatment options can reduce the risk of blindness. If you are over 60, or if you are African-American and over the age of 40, or you have a family history of glaucoma, talk to your doctor. You should have an eye exam every two years. It is painless, easy, and it could save your sight.



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ELDORADO

STATUS	ADDRESS	BD/BA	LA SF	LIST \$	SALE \$
Sold	3625 N Country Club Dr 2601	2/1/1	896	\$197,000	\$135,000
Active	3675 N Country Club Dr 709	2/2	1,143	\$219,500	
Active	3675 N Country Club Dr 110	2/2	1,079	\$210,000	
Active	3625 N Country Club Dr 1005	1/1/1	755	\$208,900	
Active	3625 N Country Club Dr 1002	2/2	972	\$185,000	

Active & Sold Listing data was accessed through the Southeast Florida MLS for the period 12/1/2019 through 1/2/2020.

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HOT SALE!! PRICED TO SELL

2/2 BLDG 4 2506. Choice line rarely available Ocean & Golf \$279,000.
2/2 BLDG 4 1106. Owner say" sell now" Ocean & Golf \$275,000.
One of a kind rarely available. Combined all in one unit 2606 & 2605. 3 Br 3.5 Baths. Hurricane shutters, 2 covered parking. **Priced to sell at \$399,000.**

RENTALS

2br 2baths \$1800
***6" Lines Rentals: 2/2 High Floor Ocean and Golf View \$2100.
2/2 Ocean and Golf View - \$1800.

Southeast Florida MLS -- information is believed accurate but is not warranted



*Eldorado Resident
for 18 Years.*

*Thank you for your business
and referrals.*

Thinking of selling your home?

LET ME HELP



2037 NE 163rd street
North Miami Beach
FL 33162

apt. 2202

\$264K

apt. 1809

\$299K

FEATURED LISTINGS in Eldorado

- ☆ Over \$120 million in past sales
- ☆ 105 ★★★★★ Reviews on Zillow
- ☆ Professional HDR photography, drone shots and virtual tour of your listing
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