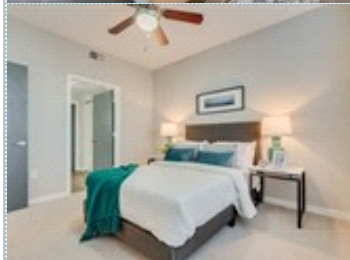
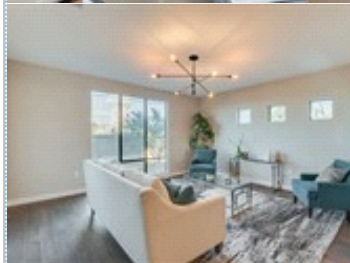
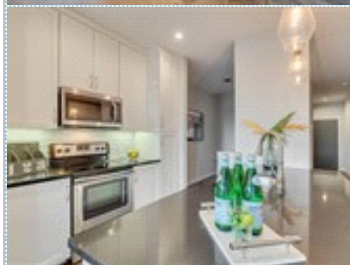


## Luxury High Rise Condo

East Dallas University Crossing Neighborhood

5609 SMU Boulevard , Number 211 , Dallas TX 75206

MLS: 14194769    PRICE: \$279,900.00



Bedrooms: 2  
Full Baths: 2  
HOA: yes  
Sqft: 1185

Subdivision: Shelby Residences  
Year Built: 2008  
Parking: 1 Car  
Floors: 2

### PROPERTY FEATURES:

- ❑ Central A/C
- ❑ Living room
- ❑ Refrigerator
- ❑ Granite countertop
- ❑ Central heat
- ❑ Dining room
- ❑ Stove/Oven
- ❑ Stainless steel appliances
- ❑ Walk-in closet
- ❑ Dishwasher
- ❑ Microwave
- ❑ Balcony, Deck, or Patio

### OTHER FEATURES:

- ❑ Near SMU

### PROPERTY DESCRIPTION:

Major price reduction! Don't miss this rare opportunity to own this lovely boutique condominium for the lowest price per square foot in the building! This condo's floor plan is located on the 2nd floor with one of the largest living spaces in the building, with stainless steel appliances. The Shelby Residences' is 55 boutique condominium homes located in East Dallas' University Crossing Neighborhood. Directly across from Katy Trailhead & steps away from shops, restaurants, & SMU. These homes offer unbeatable convenience for people who love to live stress-free & on the go. Amenities include a rooftop terrace, stylish owners' lounge, fitness center, Dog Park, & sophisticated lobby. Highly motivated seller!

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