

Image

**Price: \$175,000**

**MLS Number:** H10784260

**Condo / Town Home**

**9430 Tangerine PI Unit 204, Davie, Florida 33324 USA**

**Beds:** 2

**Baths:** 2

**Taxes:** \$2,352

**Living Area:** 1,100

**Unit:** 204

**HOA Fees:** \$1,140

**Year Built:** 1978

**Subdivision:** TANGERINE CONDO PF PINE I Pine

## ABOUT THIS PROPERTY

---

Asking 175K . Investment property currently netting owner \$ 730 per month . ( Rent \$1300 less 380 maint fee less 190 equivalent monthly property taxes. )Tenant's lease expires Oct. 2021 . 6 months ago , empty unit 407 in same building sold for 165K , as did unit 303 , which was 100 sq.ft smaller , sold for 150K ; if same sq.ft. as mine, it would have been equivalent to 165K. also. Proviso : currently assn has a 2 year requirement after one purchases it before he/she can rent it out. Get a head start of ownership and income earnings ! ( Owner will quit claim property to buyer thus avoiding any assn. requirement of approval ; best for a cash buyer ) If improvement is made , rent could be \$1450 vs 1300 currently getting .

## FEATURES

---

<b>Community:</b>	Community Laundry Facilities, Pool Table(s), Community Clubhouse(s), Community Exercise Area(s), Community Golf, Community Swimming Pool(s), Community Tennis Court(s)
<b>Condo:</b>	End Unit
<b>Construction:</b>	Concrete Block Stucco
<b>Exterior:</b>	Balcony
<b>Flooring:</b>	Tile Flooring
<b>General:</b>	Elevator(s), Pets Allowed
<b>Heat/Cool:</b>	Central Air Conditioning
<b>Inclusions:</b>	Electric Range and Oven
<b>Parking:</b>	Guest Parking
<b>Rooms:</b>	Master Bedroom on Main Floor
<b>Scenery:</b>	Ocean View
<b>Style:</b>	Condo
<b>Utilities:</b>	Tv Cable Available

PROPERTY  
LOCATION



©2025 | BREC REALTY GROUP, LLC,  
YOUR REAL ESTATE ADVISOR IN MIAMI  
USA: + 1.954.884.5050  
[BREC@BRECREALTY.COM](mailto:BREC@BRECREALTY.COM) | [PRIVACY POLICY](#)

