

Image

Price: \$149,800

MLS Number: RX-11143773

Condo

2061 46th Avenue Unit G101, Lauderhill, Florida 33313 USA

Beds: 2

Baths: 2

Living Area: 1,150

Unit: G101

HOA Fees: \$300

Year Built: 1973

Subdivision: Newport At Lauderhill Condo

ABOUT THIS PROPERTY

This 1,150 sqft., 2-bed, 2-bath corner unit is priced well below market value for a quick sale! Located in the desirable Newport at Lauderhill community, this ground-floor condo offers canal and garden views from the enclosed patio. Inside, enjoy tile flooring throughout, a galley-style kitchen with a washer/dryer, and a large primary bedroom with a walk-in closet and en-suite bath. The unit is tenant-occupied and leased until Feb 28, 2025 for \$1,950 per month, making it a great investment opportunity. Pet-friendly, with easy access to highways, shopping, and dining. Estimated taxes per BCPA for new owner are \$3,450 or \$287.50 per month. Monthly HOA fee is \$541.00 per month. No current or pending assessments.

FEATURES

- Construction:

Concrete Block Stucco
- Heat/Cool:

Central Heat
- Inclusions:

Refrigerator, Clothes Washer, Clothes Dryer

PROPERTY
LOCATION



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