



**Price: \$425,000**

**MLS Number: A11893319**

**Single Family**

**442 SW 22nd Ave, Fort Lauderdale, Florida 33312 USA**

**Beds: 3**

**Baths: 1**

**Living Area: 1,104**

**Lot Square Feet: 10,400**

**HOA Fees:**

**Year Built: 1954**

**Community: WOODLAND PARK AMD PLAT**

**Subdivision: WOODLAND PARK AMD PLAT**

**Elementary School: Riverland**

**Junior High: New River**

## ABOUT THIS PROPERTY

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Beautifully renovated 3-bdrm, 1-bath in the heart of Ft Laud.! This gem features elegant granite countertops, brand-new stair appliances, updated bathroom, and new laminate wood flooring throughout most of the home. Enjoy modern recessed lighting with a new roof (2023). 6 miles from the beach, this home offers the perfect blend of relaxation and convenience. Outside fenced oversized backyard with room for a pool, or create your dream space. Near Riverland Comm. Park, with: a comm. playground, basketball and soccer courts, a Rec Center with classes. Less than 20 minutes drive to Fort Lauderdale-Hollywood International Airport, and the Hard Rock which offers hotels, dining, and live entertainment. Don't miss this opportunity! Investor Tenant occupied until Nov 2026.

# PROPERTY LOCATION

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Image



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