



A11917047 SEFMLS© 2025



**Price: \$159,000**

**MLS Number: A11917047**

**Condo / Town Home**

**2017 NW 46th Ave Unit A301, Lauderhill, Florida 33313 USA**

**Beds: 2**

**Baths: 2**

**Living Area: 950**

**Unit: A301**

**HOA Fees: \$490**

**Year Built: 1973**

**Community: NEWPORT AT LAUDERHILL CON**

**Subdivision: NEWPORT AT LAUDERHILL CON**

**Elementary School: Castle Hill**

**High School: Boyd H Anderson**

## ABOUT THIS PROPERTY

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Excellent Investment Opportunity! Beautifully updated 2B/2B corner unit on the 3rd floor, currently rented until February 2027 restrictions. Building has passed the 40-year certification. Corner layout offers extra natural light, new flooring, fresh paint, a primary bedroom with walk-in closet and a large screened balcony that expands the living area. Elevator building with strong Showings require 24-hour notice. Contact association for HOA information. PLEASE TEXT listing agent for more details.

# PROPERTY LOCATION

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Image



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