



A11948805 SEFMLS© 2026



Price: \$450,000

MLS Number: A11948805

Single Family

6433 SW 22nd St, Miramar, Florida 33023 USA

Beds: 3

Baths: 1

Living Area: 1,121

Lot Square Feet: 5,763

HOA Fees:

Year Built: 1960

Community: WELWYN PARK

Subdivision: WELWYN PARK

Elementary School: Miramar Elem

High School: Miramar High

ABOUT THIS PROPERTY

INVESTOR SPECIAL! CASH-FLOWING PROPERTY WITH TENANT IN PLACE UNTIL FEBRUARY 2026 – NO HOA! NEARLY 100% OCCUPIED PRIOR TO CLOSING Excellent opportunity for investors seeking immediate rental income with added value at closing. This 1-bath home is currently tenant-occupied through February 2026 and rented for \$2,800/month, offering cash flow from day one. Value-add: Seller will replace the roof with a brand-new roof prior to closing, significantly reducing future capital expenses and increasing long-term value. The home features a spacious Florida room, washer and dryer inside, and has been well maintained by long-term owner. Additional upgrades include: Central A/C replaced in 2019 Tankless water heater Impact windows in the master bedroom With strong rental income, and a new roof at closing, this property is ideal for: Buy-and-hold investors looking for stable cash flow seeking a light value-add or fix & flip opportunity Portfolio expansion with reduced maintenance risk Located in a solid residential area with high rental demand, this property offers flexibility, income stability, and upside potential. Tenant occupied. Please do not disturb. Serious inquiries only.

PROPERTY LOCATION

Image



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