



**Price: \$1,150,000**

**MLS Number: A11983328**

**Single Family**

**1009 TEQUESTA, Fort Lauderdale, Florida 33311 USA**

**Beds: 3**

**Baths: 3**

**Half Baths: 1**

**Living Area: 1,942**

**HOA Fees: \$0**

**Year Built: 2015**

**Community: WAVERLY PLACE**

**Subdivision: WAVERLY PLACE**

**Elementary School: North Fork**

**Junior High: New River**

**High School: Stranahan**

## ABOUT THIS PROPERTY

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Stunning fully rebuilt turn key home located in the historic and highly desirable neighborhood of Sailboat Bend in Fort Lauderdale. This all-new construction features impact windows and doors, modern finishes, and a chef's kitchen with white shaker cabinetry, a 5-burner gas range, and French door refrigerator. The main residence offers 2 bedrooms and 2.5 bathrooms, including a bright upstairs primary suite with walls of windows, plus engineered bamboo flooring throughout and an upstairs laundry area with front-loading washer and dryer. The expansive backyard provides plenty of space for a pool and outdoor entertaining. A separate rear cottage with private entrance and fully fenced yard includes 1 bedroom, 1 bathroom, vaulted ceilings, and its own washer and dryer—ideal for guests, extended family, or potential rental income. The back cottage includes a new roof installed on 2025. Located in a community offering direct boating access and a private boat ramp with no marina fees. Residents enjoy nearby amenities including tennis courts, a local brewery, and grocery stores. The property also offers great parking capacity with space for up to eight vehicles and plenty of space for boat parking. Just minutes from downtown Fort, dining, shopping, and entertainment. Currently rented on Airbnb producing over \$100k in revenue p/y. Property being sold furnished as pictured. Property zoning allows for more units to be built for a new development such as town homes. Great for investors.

# PROPERTY LOCATION

Image



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