





**Price: \$670,000**

**MLS Number: A11994394**

**Single Family**

**20507 NW 9th Ave, Miami Gardens, Florida 33169 USA**

**Beds: 4**

**Baths: 3**

**Living Area: 2,441**

**Lot Square Feet: 6,000**

**HOA Fees: \$200**

**Year Built: 2007**

**Community: SPORT ACRES**

**Subdivision: SPORT ACRES**

**Elementary School: Norland**

**Junior High: Andover Middle**

**High School: Miami Norland**

## ABOUT THIS PROPERTY

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Rare Opportunity in the Sought-After Coconut Cay/Sport Acres Community! Step into this spacious 2007-built, two-story CBS First-Floor Primary Suite, this 4-bedroom residence is a canvas awaiting your personal touch to transform it into the neighborhood and insurance savings. Modern Construction: Built in 2007 with Concrete Block (CBS) and post-Andrew building standards. Features a large second-floor loft—perfect for a home office, media room, or play area. Prime Lot: Situated on a generous 7 massive ceiling for value appreciation. Whether you are an owner-occupant looking to build sweat equity or an investor seek miss out on the best value-add opportunity in the 33169 zip code!

# PROPERTY LOCATION

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Image



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