

**\$430,000****1714 N 40th Ave**

**Beds:** 3  
**Baths:** 2  
**Living Area:** 1,937 sqft  
**Neighborhood:** Broward Gardens

## YOUR AGENT

**Brian Paran**

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## AMENITIES

<b>Air Conditioning</b>	✓	<b>Garden View</b>	—
<b>Central Heat</b>	✓	<b>Pool</b> (15x30)	✓
<b>Refrigerator</b>	✓	<b>Fence</b>	✓
<b>Dishwasher</b>	✓	<b>Garage</b>	—
<b>Washer</b>	✓	<b>Barbeque</b>	✓
<b>Walk-In Closets</b>	✓	<b>Impact Windows</b>	—

## KEY FEATURES

<b>Living area:</b>	<b>1,937 sqft</b>	<b>Days on market:</b>	<b>1807 days</b>
<b>Lot size:</b>	<b>9,387 sqft</b>	<b>Type:</b>	<b>house</b>
<b>Tax:</b>	<b>\$ 4,864</b>	<b>Year Built:</b>	<b>1960</b>
<b>\$ /sqft:</b>	<b>\$ 222</b>	<b>Neighborhood:</b>	<b>Broward Gardens</b>
<b>Half Bath/WC:</b>	<b>-</b>	<b>Zip Code:</b>	<b>33021</b>
<b>Parking Space:</b>	<b>3</b>	<b>Ref./MLS ID:</b>	<b>F10179547</b>

## MY NOTES