

# \$655,000

1310 SW 45th Ave

**Beds:** 4  
**Baths:** 3  
**Living Area:** 2,940 sqft  
**Neighborhood:** Coral Gables

### YOUR AGENT



## Brian Paran

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### AMENITIES

|                         |   |                       |   |
|-------------------------|---|-----------------------|---|
| <b>Air Conditioning</b> | ✓ | <b>Garden</b>         | - |
| <b>Central Heat</b>     | - | <b>Pool</b>           | ✓ |
| <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>   | 2,940 sqft | <b>Days on market:</b> | 1522 days    |
| <b>Lot size:</b>      | N/A        | <b>Type:</b>           | house        |
| <b>Tax:</b>           | \$ 12,000  | <b>Year Built:</b>     | 1984         |
| <b>\$/sqft:</b>       | \$ 223     | <b>Neighborhood:</b>   | Coral Gables |
| <b>Half Bath/WC:</b>  | 1          | <b>Zip Code:</b>       | 33134        |
| <b>Parking Space:</b> | 3          | <b>Ref./MLS ID:</b>    | A10818851    |

### MY NOTES