

# \$74,000

1711 NW 46th Ave, Unit 216

**Beds:** 2  
**Baths:** 2  
**Living Area:** 828 sqft  
**Neighborhood:** Lauderhill

### YOUR AGENT



**Brian Paran**

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### AMENITIES

<b>Air Conditioning</b>	✓	<b>Garden View</b>	-
<b>Central Heat</b>	✓	<b>Pool</b>	✓
<b>Refrigerator</b>	✓	<b>Doorman</b>	-
<b>Dishwasher</b>	✓	<b>Vallet</b>	-
<b>Washer</b>	✓	<b>Gym</b>	-
<b>Walk-In Closets</b>	-	<b>Impact Windows</b>	-

### KEY FEATURES

<b>Living area:</b>	828 sqft	<b>Days on market:</b>	1597 days
<b>Maintenance:</b>	\$ 321	<b>Type:</b>	penthouse
<b>Tax:</b>	\$ 1,653	<b>Year Built:</b>	1969
<b>\$/sqft:</b>	\$ 89	<b>Unit #:</b>	216
<b>Half Bath/WC:</b>	-	<b>Neighborhood:</b>	Lauderhill
<b>Parking Space:</b>	1	<b>Zip Code:</b>	33313
<b>Floor #:</b>	2nd / 2	<b>Ref./MLS ID:</b>	F10206915

### MY NOTES