



**\$415,000**

## **1021 31ST AVE, FORT LAUDERDALE, FL, 33312**

<https://ritterproperties.com>

Opportunity in the heart of Fort Lauderdale! A well-located single-family home offering incredible potential for both homeowners and investors. Situated in a centrally located residential neighborhood, this property provides convenient access to I-95, major highways, Fort Lauderdale-Hollywood International Airport, Downtown Fort Lauderdale, and the beaches. The home features a functional layout and a spacious backyard [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active Under Contract
- 1388 sq ft

### **Basics**



**Date added:** Added 2 weeks ago  
**Type:** Residential  
**Bedrooms:** 2 beds  
**Half baths:** 0 half baths  
**Lot size, sq ft:** 9381 sq ft  
**ListOfficeName:** Brokers, LLC  
**View:** None  
**MLS ID:** A11970716

**Category:** Single Family Residence  
**Status:** Active Under Contract  
**Bathrooms:** 2 baths  
**Area:** 1388 sq ft  
**SubdivisionName:** MELROSE PARK SECTION 3  
**GarageSpaces:** 1  
**ListAOR:** Miami Association of REALTORS®

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## Building Details

**Cooling features:** Wall/Window Unit(s)  
**ArchitecturalStyle:** Attached, One Story  
**Building Name:** MELROSE PARK SECTION 3  
**Exterior material:** CBS Construction  
**Parking:** Additional Spaces Available

**Year built:** 1956  
**NewConstructionYN:** No  
**Heating:** Window/Wall  
**Roof:** Shingle

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## Amenities & Features

**Features:** Den/Library/Office, First Floor Entry  
**CommunityFeatures:** None  
**GarageYN:** Yes  
**CoolingYN:** Yes  
**FireplaceYN:** No

**Amenities:** Dishwasher, Electric Range, Refrigerator  
**Waterfront available:** No  
**AttachedGarageYN:** No  
**PoolPrivateYN:** No

