



\$3,990,000

11 SYLVAN LN, FORT LAUDERDALE, FL, 33316

<https://ritterproperties.com>

Discover the ultimate investment at 11 Sylvan Lane—a 20,963 SF double lot in exclusive Harbor Beach. This turnkey rental generates \$500K+ annually with immediate cash flow and a cap rate that beats market averages. Fully furnished with top-tier amenities, it's ready for effortless income or your own retreat. Inside, enjoy spacious living, dining, and media [...]

- 5 beds
- 5 baths
- Residential
- Single Family Residence
- Active
- 3056 sq ft

Basics



Date added: Added 4 months ago
Type: Residential
Bedrooms: 5 beds
Half baths: 0 half baths
Lot size, sq ft: 20963 sq ft
ListOfficeName: Compass Florida, LLC
ListAOR: Miami Association of REALTORS®

Category: Single Family Residence
Status: Active
Bathrooms: 5 baths
Area: 3056 sq ft
SubdivisionName: HARBOR BEACH
View: Garden, Pool
MLS ID: A11905281

Building Details

Cooling features: Central Air
ArchitecturalStyle: Detached, Mediterranean
Building Name: HARBOR BEACH
Exterior material: CBS Construction
Parking: Driveway, Guest, Rv/Boat Parking

Year built: 2005
NewConstructionYN: No
Heating: Central
Roof: Barrel Roof, Flat Roof With Facade Front

Amenities & Features

Features: First Floor Entry, Media Room, Sauna, Separate Guest/In-Law Quarters
CommunityFeatures: Beach Club Member Available, Voluntary Hoa
Waterfront available: No
AttachedGarageYN: No
PoolPrivateYN: No

Amenities: Dishwasher, Dryer, Washer
PoolFeatures: In Ground
GarageYN: No
CoolingYN: Yes
FireplaceYN: No

