

A11960684 SEFMLS© 2026



**\$399,000**

## **1331 44TH AVE, FORT LAUDERDALE, FL, 33317**

<https://ritterproperties.com>

This charming single-family property features a large backyard and a separate guest house—ideal for rental income or hosting guests. The updated kitchen offers modern convenience, and easy access to main roads keeps everything within reach. Don't miss out on the potential this home has!

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active Under Contract
- 1460 sq ft

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### **Basics**



**Date added:** Added 1 month ago

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 6327 sq ft

**ListOfficeName:** Florida Premier Realty

**ListAOR:** Miami Association of REALTORS®

**Category:** Single Family Residence

**Status:** Active Under Contract

**Bathrooms:** 2 baths

**Area:** 1460 sq ft

**SubdivisionName:** ROCK HILL

**View:** None

**MLS ID:** A11960684

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## Building Details

**Cooling features:** Central Air

**ArchitecturalStyle:** Detached, One Story

**Building Name:** ROCK HILL

**Exterior material:** CBS Construction

**Parking:** Driveway

**Year built:** 1960

**NewConstructionYN:** No

**Heating:** Central

**Roof:** Shingle

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## Amenities & Features

**Features:** Other, Separate Guest/In-Law Quarters

**CommunityFeatures:** None

**GarageYN:** No

**CoolingYN:** Yes

**FireplaceYN:** No

**Amenities:** Other Equipment/Appliances

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

