



A11739060 © Miami MLS® 2025

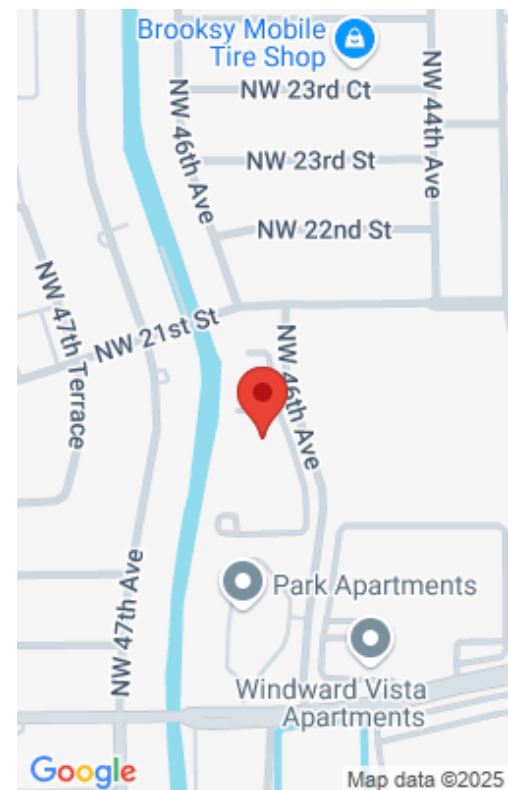
**\$150,000**

## **2029 46TH AVE, LAUDERHILL, FL, 33313**

<https://ritterproperties.com>

Investors !!Meets 1% Rule for Cash Flow! High demand location; comparable units rent for \$1500/month. Strict tenant screening by Condo Association for Peaceful Enjoyment. Oversize unit offers open kitchen with dishwasher, NEW Central AC and water heater, half bath, large closets, separate vanity area, tile floors, spacious balcony, elevator and pet friendly. Laundry in building. [...]

- 1 bed
- 1 bath
- Residential
- Condominium
- Active
- 800 sq ft



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## Basics

**Date added:** Added 2 days ago    **Category:** Condominium  
**Type:** Residential    **Status:** Active  
**Bedrooms:** 1 bed    **Bathrooms:** 1 bath  
**Half baths:** 1 half bath    **Area:** 800 sq ft  
**Lot size, sq ft:** 0 sq ft    **SubdivisionName:** NEWPORT AT LAUDERHILL CON  
**ListOfficeName:** EXP Realty LLC    **View:** Other View  
**UnitNumber:** E505    **ListAOR:** Miami Association of REALTORS®  
**EntryLevel:** 5    **MLS ID:** A11739060

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## Building Details

**Cooling features:** Central Air, Electric    **Year built:** 1973  
**NewConstructionYN:** No    **Building Name:** NEWPORT AT LAUDERHILL  
**Exterior material:** Concrete Block With Brick    **Heating:** Central, Electric  
**Parking:** 1 Space, Limited # Of Vehicle

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## Amenities & Features

**Features:** First Floor Entry, Walk-In Closet(s)    **Security Features:** Complex Fenced  
**Amenities:** Dishwasher, Electric Range, Refrigerator    **ExteriorFeatures:** None, Open Balcony  
**Waterfront available:** No    **GarageYN:** No  
**AttachedGarageYN:** No    **CoolingYN:** Yes  
**PoolPrivateYN:** No    **FireplaceYN:** No

