



A11786595 © Miami MLS® 2025

**\$249,900**

## **2500 9TH ST, FORT LAUDERDALE, FL, 33304**

<https://ritterproperties.com>

Perfect Fort Lauderdale Beach Pied-à-Terre! Meticulously maintained and fully furnished 1-bedroom, 1.5-bathroom condo, in an over-55 gated community just steps from Fort Lauderdale Beach. This first-floor unit features hurricane impact windows, newer A/C system, and spacious kitchen. The versatile layout includes a Murphy bed for guests, making it the ideal beach getaway or seasonal retreat. [...]

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

### **Basics**



**Date added:** Added 11 months ago

**Type:** Residential

**Bedrooms:** 1 bed

**Half baths:** 1 half bath

**Lot size, sq ft:** 0 sq ft

**ListOfficeName:** Keller Williams Eagle Realty

**View:** Garden View

**ListAOR:** Miami Association of REALTORS®

**MLS ID:** A11786595

**Category:** Condominium

**Status:** Active

**Bathrooms:** 1 bath

**Area:** 806 sq ft

**SubdivisionName:** COLONIAL MANOR EAST APART

**GarageSpaces:** 1

**UnitNumber:** 111

**EntryLevel:** 1

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## Building Details

**Cooling features:** Central Air

**ArchitecturalStyle:** Garden Apartment

**Building Name:** COLONIAL MANOR EAST

**Exterior material:** Concrete Block Construction

**Year built:** 1968

**NewConstructionYN:** No

**Heating:** Other

**Parking:** 1 Space, Assigned, Guest

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## Amenities & Features

**Features:** First Floor Entry

**Amenities:** Electric Range, Microwave, Refrigerator

**ExteriorFeatures:** Courtyard

**GarageYN:** Yes

**CoolingYN:** Yes

**FireplaceYN:** No

**Security Features:** Smoke Detector, Complex Fenced

**WindowFeatures:** Blinds

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

