



A11921483 SEFMLS© 2025

**\$1,270,000**

## **37 44TH ST, MIAMI, FL, 33137**

<https://ritterproperties.com>

Prime redevelopment opportunity in one of Miami's most sought-after neighborhoods! Located at 37 NE 44th St, this property sits in the desirable Buena Vista/Design District vicinity, surrounded by rapid growth, luxury new construction, and high buyer demand. Ideal for investors, builders, or end-users looking to create a custom home, this lot offers excellent potential with [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1624 sq ft

---

## **Basics**



**Date added:** Added 3 months ago

**Type:** Residential

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 5250 sq ft

**ListOfficeName:** Douglas Elliman

**View:** None

**MLS ID:** A11921463

**Category:** Single Family Residence

**Status:** Active

**Bathrooms:** 2 baths

**Area:** 1624 sq ft

**SubdivisionName:** BILTMORE SUB

**GarageSpaces:** 2

**ListAOR:** Miami Association of REALTORS®

---

## Building Details

**Cooling features:** Electric

**ArchitecturalStyle:** Detached, One Story

**Building Name:** BILTMORE SUB

**Exterior material:** Concrete Block Construction

**Parking:** Additional Spaces Available, Driveway

**Year built:** 1932

**NewConstructionYN:** No

**Heating:** Electric

**Roof:** Other

---

## Amenities & Features

**Features:** First Floor Entry, Other

**CommunityFeatures:** Other

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Amenities:** Other Equipment/Appliances

**ExteriorFeatures:** Fruit Trees

**GarageYN:** Yes

**CoolingYN:** Yes

**FireplaceYN:** No

