



**\$579,000**

## **7333 45TH AVE, COCONUT CREEK, FL, 33073**

<https://ritterproperties.com>

Beautiful home, true 4/2, in prestigious Lyon's Gate. Roof 2016, AC 2021. Accordion shutters. New appliances. Hot tub in back. Roman tub with separate sinks, stand up shower and walk in closets. Screened patio, huge back yard. Low HOA, no rental restrictions. Property will appraise higher. Motivated. Also for rent with option to buy. Wholesale [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1994 sq ft



This site can't load Google Maps correctly.

Do you own this website?  
[g.co/staticmaperror/signature](https://www.google.com/staticmaperror/signature)



---

## Basics

**Date added:** Added 3 weeks ago

**Type:** Residential

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 8534 sq ft

**ListOfficeName:** Keller Williams Eagle Realty

**View:** Garden

**MLS ID:** A11647513

**Category:** Single Family Residence

**Status:** Active

**Bathrooms:** 2 baths

**Area:** 1994 sq ft

**SubdivisionName:** SABAL PINES,Lyon's Gate

**GarageSpaces:** 2

**ListAOR:** Miami Association of REALTORS®

---

## Building Details

**Cooling features:** Central Air

**ArchitecturalStyle:** Detached, One Story

**Building Name:** SABAL PINES

**Roof:** Shingle

**Parking:** Covered, Driveway, Guest

**Year built:** 1994

**NewConstructionYN:** No

**Exterior material:** CBS Construction

**Heating:** Central

---

## Amenities & Features

**Features:** Attic, Den/Library/Office, Family Room, First Floor Entry, Utility Room/Laundry

**Amenities:** Dishwasher, Electric Range, Electric Water Heater, Ice Maker, Microwave, Refrigerator, Washer

**WindowFeatures:** Complete Accordion Shutters, Single Hung Metal

**GarageYN:** Yes

**CoolingYN:** Yes

**FireplaceYN:** No

**Security Features:** Smoke Detector

**CommunityFeatures:** Mandatory Hoa

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

