

A11956375 SEFMLS© 2026



**\$525,000**

## **8331 44TH CT, SUNRISE, FL, 33351**

<https://ritterproperties.com>

Discover this charming 3-bedroom, 2-bathroom single-family home offering 1,197 square feet of comfortable living space in desirable NW Lauderhill. Nestled on a quiet cul-de-sac street with no through traffic, this residence provides the perfect blend of privacy and convenience. Step inside to find a bright, open floor plan enhanced by soaring vaulted ceilings and abundant [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1197 sq ft

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## **Basics**



**Date added:** Added 1 month ago  
**Type:** Residential  
**Bedrooms:** 3 beds  
**Half baths:** 0 half baths  
**Lot size, sq ft:** 7352 sq ft  
**ListOfficeName:** EXP Realty LLC  
**View:** None  
**MLS ID:** A11956375

**Category:** Single Family Residence  
**Status:** Active  
**Bathrooms:** 2 baths  
**Area:** 1197 sq ft  
**SubdivisionName:** CITY OF LAUDERHILL SEC 1  
**GarageSpaces:** 1  
**ListAOR:** Miami Association of REALTORS®

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## Building Details

**Cooling features:** Ceiling Fan(s), Central Air, Electric  
**ArchitecturalStyle:** Detached, One Story, Split Level  
**Building Name:** CITY OF LAUDERHILL SEC 1  
**Exterior material:** CBS Construction  
**Parking:** Covered, Driveway, Guest

**Year built:** 1980  
**NewConstructionYN:** No  
**Heating:** Central, Electric  
**Roof:** Shingle

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## Amenities & Features

**Features:** Family Room, First Floor Entry, Florida Room, Split Bedroom, Utility/Laundry In Garage, Vaulted Ceiling(s), Volume Ceilings, Walk-In Closet(s)

**Amenities:** Dishwasher, Disposal, Dryer, Electric Range, Electric Water Heater, Refrigerator, Trash compactor, Washer

**CommunityFeatures:** None

**ExteriorFeatures:** Fruit Trees

**Waterfront available:** No

**GarageYN:** Yes

**AttachedGarageYN:** Yes

**CoolingYN:** Yes

**PoolPrivateYN:** No

**FireplaceYN:** No

