

**\$799,000****12310 SW 40th St**

**Beds:** 6  
**Baths:** 5  
**Living Area:** 2,466 sqft  
**Neighborhood:** Kendall

## YOUR AGENT

**Brian Paran****Phone:** +1 (305) 684-8999**Email:** brian@home61.com

## AMENITIES

Air Conditioning	—	None	—
Central Heat	✓	Pool	—
Refrigerator	✓	Fence	✓
Dishwasher	—	Garage	—
Washer	✓	Barbeque	—
Walk-In Closets	—	Impact Shutters	✓

## KEY FEATURES

Living area:	2,466 sqft	Days on market:	1 day
Lot size:	N/A	Type:	house
Tax:	\$ 9,932	Year Built:	1962
\$ /sqft:	\$ 324	Neighborhood:	Kendall
Half Bath/WC:	—	Zip Code:	33175
Parking Space:	1	Ref./MLS ID:	A11728376

## MY NOTES