

**\$1,600,000****4041 N 44th Ave**

**Beds:** 4  
**Baths:** 3  
**Living Area:** 2,518 sqft  
**Neighborhood:** Broward Gardens

## 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 Windows	—

## KEY FEATURES

Living area:	2,518 sqft	Days on market:	44 days
Lot size:	N/A	Type:	house
Tax:	\$ 4,473	Year Built:	1970
\$ /sqft:	\$ 635	Neighborhood:	Broward Gardens
Half Bath/WC:	—	Zip Code:	33021
Parking Space:	1	Ref./MLS ID:	A11692021

## MY NOTES