



A11663004 © Miami MLS® 2024



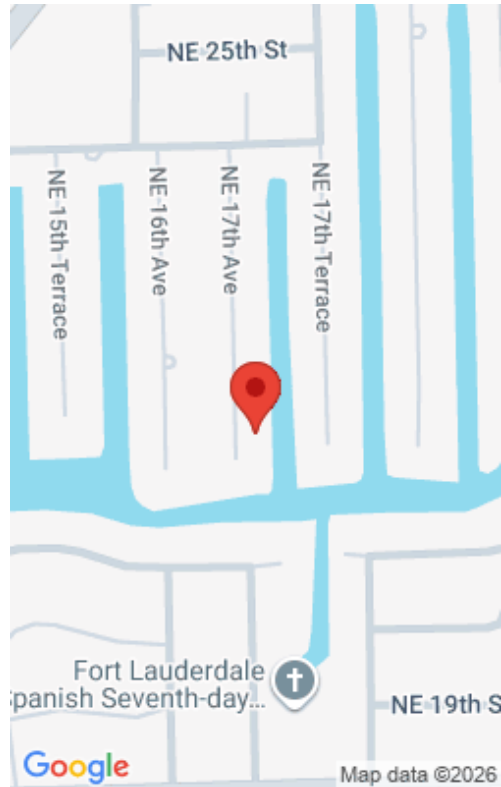
**\$2,349,000**

## 2112 NE 17TH AVE, WILTON MANORS FL 33305

<https://staging1.bravoregroup.com>

Investor Opportunity! \*Rented at \$20,000/month until 06/2026\*, Gross income \$240,000.00/year. Turn-key option with ongoing property management. This stunning contemporary waterfront construction in Wilton Manors is unlike any other. Step into soaring high ceilings and a glass wall offering views of the modern pool and 70 feet of ocean access. This 4-Bed 4-Bath home features a [...]

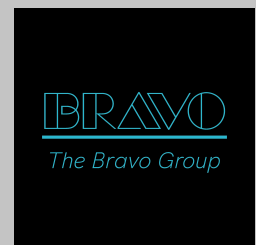
- 4 beds
- 4 baths
- House
- For Sale
- Active
- 2984 sq ft



### Call us now

Phone: (305) 713-8000

Email: [Bravo@RealtyAgent.com](mailto:Bravo@RealtyAgent.com)



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## Property Features

**Date added:** Added 2 years ago **Category:** For Sale  
**Pool Y/N:** Yes **Type:** House  
**Status:** Active **Bedrooms:** 4 beds  
**Bathrooms:** 4 baths **Area:** 2984 sq ft  
**Year built:** 2016 **Subdivision Name:** MIDDLE RIVER MANOR ADD  
**Original List Price:** 2650000 **Previous List Price:** 2449000  
**County:** Broward County **DOM:** 250  
**Bathrooms Full:** 4 **Lot Size:** 6953 sq ft  
**Pets Allowed:** Yes **MLS ID:** A11663004

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## Building Details

**Building Area Total:** 3126 sq ft **Year Built Details:** Resale  
**Parking Features:** Driveway **Security Features:** Fire Alarm, Smoke Detector  
**View:** Canal, Pool, Water **Carport Spaces:** 4  
**Building Name:** \$0 **Covered Spaces:** 4  
**Construction Materials:** Concrete Block Construction, Stucco **Roof:** Tar & Gravel Roof

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## Amenities & Features



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**Appliances:** Dishwasher, Disposal, Dryer, Gas Water Heater, Gas Range, Refrigerator, Self Cleaning Oven, Wall Oven, Washer

**Cooling Yes/ No:** Yes

**Exterior Features:** Barbeque, Built-In Grill, Lighting

**Water Source:** Municipal Water

**Sewer:** Public Sewer

**Window Features:** Clear Impact Glass

**Heating:** Gas

**Flooring:** Tile

**Pool Features:** In Ground, Heated

**Cooling:** Central Air, Electric

**View Yes / No:** Yes

**Architectural Style:** Attached, Modern/Contemporary

**Waterfront Features:** Ocean Access, Canal Front, Canal Width 1-80 Feet, Fixed Bridge(S), Seawall

**Interior Features:** First Floor Entry, Bar, Built-in Features, Closet Cabinetry, Cooking Island, Pantry, Walk-In Closet(s), Den/Library/Office, Family Room, Great Room, Utility Room/Laundry

**Furnished:** Furnished

**Fencing:** Fenced

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## Miscellaneous

**Structure Type:** House

**Other Equipment:** Natural Gas

**Community Features:** Street Lights

**Listing Courtesy of:** Viac and Co, Inc.

**Inclusions:** Private Dock, Beach Access, Dock Owned/Included, Private Dock

**Zoning:** RS-5

**Property Condition:** Substantially Remodeled, Completely Renovated

**Lot Features:** Less Than 1/4 Acre Lot

**Laundry Features:** Utility Room/Laundry, Washer/Dryer Hook-Up

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## Rooms

**Room Master Bathroom Features:** Dual Sinks, Separate Tub & Shower

**Room Living Room Features:** Den/Library/Office, Family Room, Great Room, Utility Room/Laundry

**Room Bedroom Features:** At Least 1 Bedroom Ground Level, Entry Level, Primary Bath Shower, Primary Bath Tub



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