



**\$1,275,000**

## **2543 GULFSTREAM LN, FORT LAUDERDALE FL 33312**

<https://staging1.bravoregroup.com>

Welcome to your piece of paradise. Calling all boaters & lovers of the water. This very clean & neat 3/2 ranch home is now available. SEMI NEW ROOF, seamless gutters & downspouts in Dec. 2020. 65' of ocean access canal with no fixed bridges. (Lowest bridge height is approx. 55'). As soon as you enter [...]

- 3 beds
- 2 baths
- House
- For Sale
- Active
- 1450 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 3 months ago

**Type:** House

**Bedrooms:** 3 beds

**Area:** 1450 sq ft

**Subdivision Name:** LAUDERDALE ISLES NO 2

**County:** Broward County

**Bathrooms Full:** 2

**MLS ID:** A11872954

**Category:** For Sale

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 1955

**Original List Price:** 1275000

**DOM:** 28

**Lot Size:** 7150 sq ft

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## Building Details

**Building Area Total:** 1750 sq ft

**Parking Features:** Attached Carport, Circular Driveway, Driveway

**Carport Spaces:** 1

**Covered Spaces:** 1

**Roof:** Composition Roll

**Year Built Details:** Resale

**View:** Canal

**Building Name:** \$0

**Construction Materials:** Concrete Block Construction

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## Amenities & Features



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**Appliances:** Electric Water Heater, Microwave, Electric Range, Refrigerator

**Cooling:** Central Air

**Water Source:** Municipal Water

**Architectural Style:** Attached, One Story

**Electric:** Circuit Breakers

**Interior Features:** First Floor Entry, Florida Room

**Furnished:** Unfurnished, Furniture Negotiable

**Fireplace Features:** Fireplace

**Cooling Yes/ No:** Yes

**View Yes / No:** Yes

**Patio & Porch Features:** Deck

**Sewer:** Public Sewer

**Waterfront Features:** WF/Ocean Access, Canal Front, Ocean Access

**Heating:** Central

**Flooring:** Ceramic Floor

**Fencing:** Fenced

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## Nearby Schools

**High School:** Stranahan

**Middle Or Junior School:** New River

**Elementary School:** Stephen Foster

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## Miscellaneous

**Structure Type:** House

**Zoning:** RS-6.85A

**Property Condition:** Completely Renovated

**Community Features:** Paved Road, Public Road

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

**Listing Courtesy of:** Florida Realty of Miami Corp

**Inclusions:** Private Dock

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## Rooms

**Room Bedroom Features:** At Least 1 Bedroom Ground Level

**Room Living Room Features:** Florida Room



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