



A11814744 © Miami MLS © 2025

**\$749,000**

## **2700 SW 34TH AVE, FORT LAUDERDALE FL 33312**

<https://staging1.bravoregroup.com>

Experience the pinnacle of luxury living in this move-in-ready 3-bedroom, 2-bathroom home nestled within New River Grooves. Impeccable interiors offer a stunning pool view, abundant natural light, and a sophisticated modern design. Embrace the expansive yard featuring boat parking, a garage with AC unit, electric car charging outlet, solar panels, and upgraded amenities including blackout [...]

- 3 beds
- 2 baths
- House
- For Sale
- Active
- 1602 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 9 months ago

**Pool Y/N:** Yes

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 1961

**Original List Price:** 769000

**County:** Broward County

**Bathrooms Full:** 2

**Pets Allowed:** Restrictions Or Possible Restrictions

**Category:** For Sale

**Type:** House

**Bedrooms:** 3 beds

**Area:** 1602 sq ft

**Subdivision Name:** NEW RIVER GROVES  
2ND ADD

**Previous List Price:** 695000

**DOM:** 129

**Lot Size:** 8401 sq ft

**MLS ID:** A11814744

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## Building Details

**Building Area Total:** 2631 sq ft **Year Built Details:** Resale

**Parking Features:** Driveway

**Security Features:** Smoke Detector

**View:** Garden, Pool

**Building Name:** \$0

**Covered Spaces:** 2

**Construction Materials:** Concrete Block Construction

**Garage Spaces:** 2

**Roof:** Roof Over, Shingle

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## Amenities & Features



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**Appliances:** Dishwasher, Disposal, Dryer, Ice Maker, Electric Range, Refrigerator, Self Cleaning Oven, Washer/Dryer Leased

**Cooling Yes/ No:** Yes

**Exterior Features:** Lighting, Outdoor Shower

**View Yes / No:** Yes

**Patio & Porch Features:** Patio, Screened Porch

**Sewer:** Public Sewer

**Window Features:** Clear Impact Glass

**Heating:** Central

**Fencing:** Fenced

**Pool Features:** In Ground

**Cooling:** Ceiling Fan(s), Central Air

**Attached Garage Yes/ No:** Yes

**Water Source:** Municipal Water

**Architectural Style:** Detached, Two Story

**Door Features:** High Impact Doors, French Doors

**Interior Features:** French Doors, Split Bedroom, Utility Room/Laundry

**Flooring:** Ceramic Floor, Vinyl, Wood

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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:** Pool Only, House

**Zoning:** Res

**Other Equipment:** Natural Gas

**Community Features:** Boating, Street Lights

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

**Listing Courtesy of:** United Realty Group Inc

**Laundry Features:** Utility Room/Laundry

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## Rooms

**Room Master Bathroom Features:** Shower Only

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

**Room Living Room Features:** Utility Room/Laundry



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