



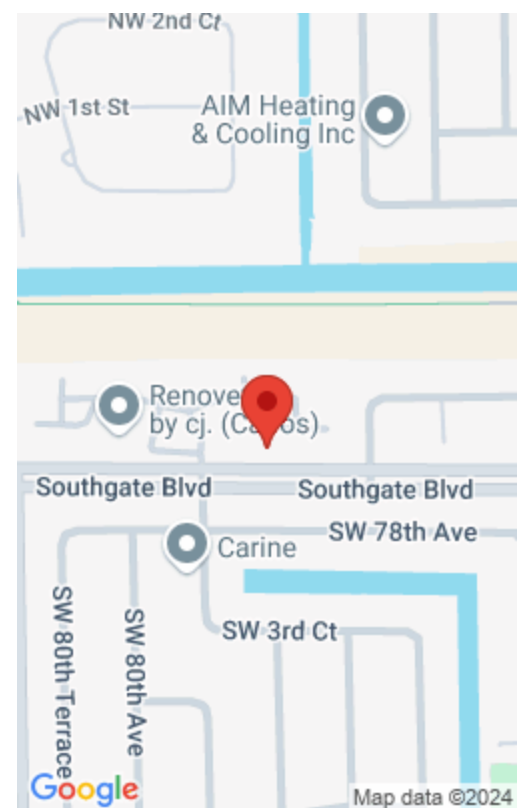
**\$252,500**

## **7911 SOUTHGATE BLVD # B1, NORTH LAUDERDALE FL 33068**

<https://www.bravoregroup.com>

**\*\*EXCELLENT INVESTOR OPPORTUNITY- 7% ROI- Rented for \$2400 until 11-30-25!!\*\*** Section 8 tenant- 100% guaranteed rent! This 2/2 (has a 3rd bonus bedroom- has a door and window & AC duct but no closet but large enough to fit a bed and computer desk at present) in the highly sought after and well maintained/managed community [...]

- 3 beds
- 2 baths
- Condominium
- For Sale
- Active



**Call us now**

Phone: (305) 713-8000

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

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## Property Features

**Status:** Active

**Category:** For Sale

**Type:** Condominium

**Subdivision Name:** ROYALE GARDENS CONDO,Royale Gardens

**Bedrooms:** 3 beds

**Bathrooms:** 2 baths

**Living Square Feet:** 1010 sq ft

**Lot Size Square Feet:** 0 sq ft

**Pets Allowed:** Maximum 20 Lbs

**Association Y/N:** Yes

**Association Fee:** \$390

**Tax Year:** 2023

**Tax Annual Amount:** \$2,787

**County:** Broward County

**Date added:** Added 5 months ago

**Original List Price:** \$252,500

**DOM:** 133

**MLS ID:** A11636672

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## Building Details

**Building Area Total:** 1010 sq ft

**StoriesTotal:** 2

**Parking Features:** 1 Space, Assigned, Guest

**Security Features:** No Security

**View:** Garden View

**Building Name:** Royale Gardens

**Construction Materials:** CBS Construction

**Entry Level:** 1

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## Rooms

**Room Bedroom Features:** Other

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## Amenities & Features



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**Patio & Porch Features:** Open Balcony

**Appliances:** Dishwasher, Dryer, Electric Range, Refrigerator, Washer

**Cooling Y/N:** Yes

**Cooling:** Central Air

**Heating:** Central

**View Y/N:** Yes

**Exterior Features:** Exterior Cat Walk, Open Balcony

**Window Features:** Blinds

**Interior Features:** First Floor Entry, Walk-In Closet(s)

**Flooring:** Tile



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