

JUST LISTED!

2300 NW 6TH ST

📍 2300 NW 6th St, Fort Lauderdale, FL 33311

INVESTMENT HIGHLIGHTS

- Unit Mix of (6) 1 Bedroom 1 Bathroom Units and (6) Studios
- Updated PVC Plumbing
- Updated Electric
- 2021 New Roof
- Full Remodeled Kitchens and Bathrooms
- Hurricane Impact Windows

INVESTMENT DETAILS

Price	\$1,800,000
Cap Rate	6.4%
NOI	\$126,741
Number of Units	12
Building Size	4,497 SF
Price PSF	\$400.27
Year Built	1959
Lot Size	0.31 Acres
Zoning	NWRAC-MUw - NW REGIONAL ACTIVITY CENTER



AERIAL



Franklin Street



A 18-Minute Drive To The Galleria Mall

A 18-Minute Drive To Fort Lauderdale Beach

A 9-MINUTE DRIVE TO...
DOWNTOWN
Fort Lauderdale

7.3-Million SF of Office Space

3-Million SF of Retail Space

A 10-Minute Drive To Las Olas



Publix
CVS

Sistrunk Marketplace
Roomy destination with a convivial vibe featuring global food outlets, plus craft ales.

FATVillage Arts District
Featuring open galleries, artisan goods, food & music.

Fort Lauderdale's premier destination for shopping, dining, events, entertainment, galleries and things to do.

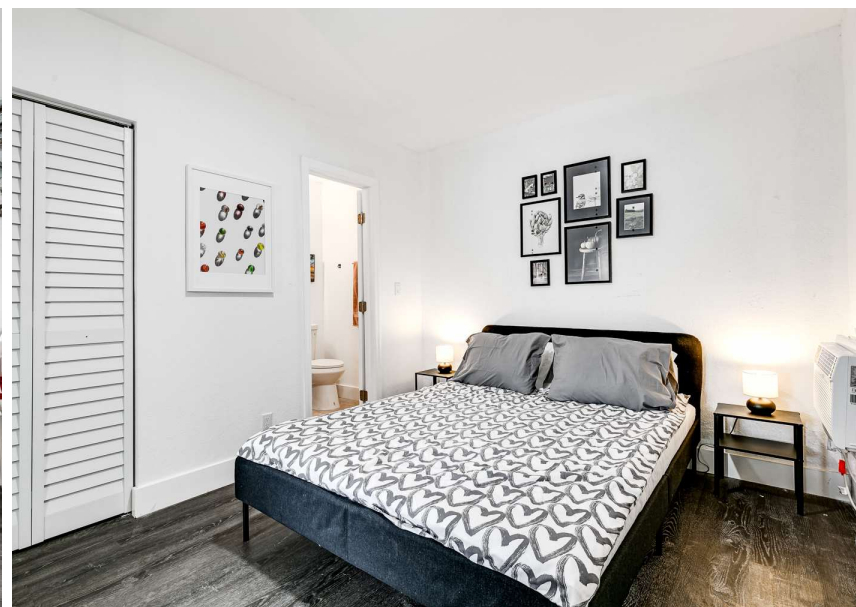


EASY ACCESS TO INTERSTATES

NW 6th St/Sistrunk Blvd

SITE

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