



Paulina Kucharska, CCIM
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\$645,000

**INCOME PRODUCING DUPLEX
CENTRAL FORT LAUDERDALE**

This Duplex has been refurbished. Unit 1 features upgraded granite countertops and a newly renovated bathroom. Unit 2 has experienced a complete overhaul with new flooring, a remodeled bathroom, air conditioning, and stainless-steel appliances!

	Monthly	Lease Term Ends
Unit 1	\$2,350	July 2026
Unit 2	\$2,000 6month	February 2026
Total Income	\$4,350	\$52,200

PROPERTY ADDRESS

1715 SW 21ST ST, # 1- 2

Fort Lauderdale, FL 33315

FOLIO NUMBER

5042-16-10-0092

OFFERING PRICE

\$645,000

BUILDING SIZE / BED/BATH

±1,798 / 4 BED / 2 BATH

LOT SIZE

5,980 SF

YEAR BUILT

1978

HVAC AGE

UNIT 1 – 2015 / UNIT 2 - 2024

ROOF

2012, GOOD CONDITION

WINDOWS

STANDARD W/ SHUTTERS/ BRACKETS

PIPING

CAST IRON