

# INES FLAX

YOUR PREMIER OCEANFRONT SPECIALIST  
& MOST TRUSTED NAME IN SOUTH FLORIDA REAL ESTATE.







**Price:** \$750,000

**MLS Number:** A11911563

**Single Family**

**4001 NW 3rd St, Miami, Florida 33126 USA**

<b>Beds:</b> 5	<b>Baths:</b> 4	<b>Living Area:</b> 1,908
<b>Lot Square Feet:</b> 6,656	<b>HOA Fees:</b>	<b>Year Built:</b> 1946
<b>Community:</b> DURHAM TERRACE		<b>Subdivision:</b> DURHAM TERRACE
<b>Elementary School:</b> Kinlock Park		<b>Junior High:</b> Kinlock Park
<b>High School:</b> Coral Gables		

## ABOUT THIS PROPERTY

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Investors and smart buyers: Immediate income! Property currently operating as 3 units with private entrances, general owner-occupant whose rental income can cover the mortgage or for expanding a rental portfolio. Prime location near day one. Rare opportunity in this area. PAY ATTENTION: Tax records show the home as a 2/1, but it is currently being

