



## 3963 WASHINGTON AVE, MIAMI, FL, 33133

<https://igorpresman.com>

T3-O COCONUT GROVE 3,500 SF 50' x 70' lot with frontage both on Grand and Washington Ave. In an OPPORTUNITY ZONE with ability to build DUPLEX BY RIGHT. Historic shotgun home currently situated on the property which has a ~5yr old shingle roof and impact windows. Less than 1/2 mile from Douglas Road Station. Not [...]

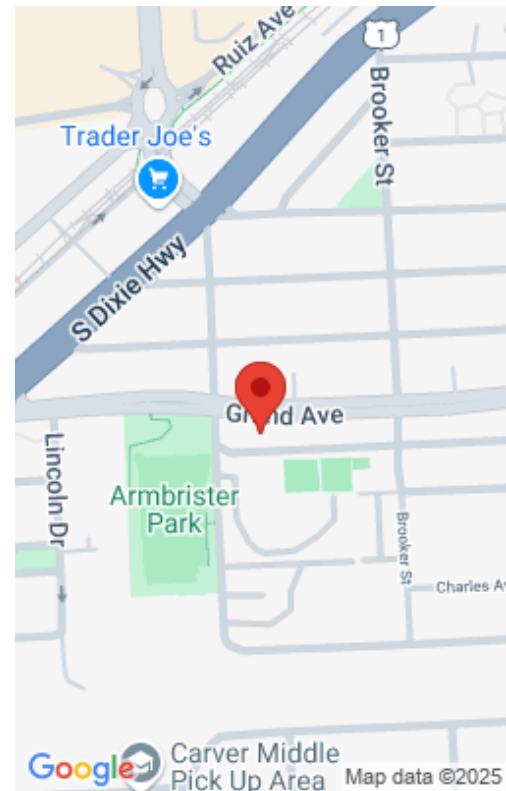


### Amber Sime

Sime Realty Corporation

**\$750,000**

- 2 beds
- 1 bath
- Residential
- Single Family Residence
- Active
- 546 sq ft



---

## Building Details

**Cooling features:** Wall/Window Unit(s)

**NewConstructionYN:** No

**Heating:** Window/Wall

**Roof:** Shingle

**ArchitecturalStyle:** Attached, One Story

**Building Name:** ST ALBANS PARK

**Exterior material:** Wood Siding

**Parking:** On-street

---

## Amenities & Features

**Features:** First Floor Entry, Other **Amenities:** Electric Range, Refrigerator

**CommunityFeatures:** None

**WindowFeatures:** Complete Impact Glass, Impact Glass

**Waterfront available:** No

**GarageYN:** No

**AttachedGarageYN:** No

**CoolingYN:** Yes

**PoolPrivateYN:** No

**FireplaceYN:** No

