



**Condo/Co-Op/Villa/Townhouse**

[15328 SW 72 St # 8-12](#)

MIAMI, FL 33193-1150

**ML#:** A10987910

**Rng Price:**

**LLP:**

**Short Sale:** No

**Listing Brkr:** [MRSI01 /My Realty Services Inc](#)

**County:** Miami-Dade County

**Area:** 49

**Geo Area:**

**Legal:** ROZLAND CONDO UNIT 12 BLDG 8 UNDIV 1/298 INT IN COMMON ELEMENTS OFF

**Furnished:** Unfurnished

**Bedrooms:** 2

**Convert Bed:**

**SqFt (Liv):** 750

**SqFt (Adj):** 750

**Bld Ar/Src:** 750/Owner

**Year Built:** 1981/Resale

**Virtual Tour:** [Click Here](#)

**List Price:** \$184,900

**Sold Price:** \$179,900

**Status:** Closed Sale

**REO:** No

**Auction:** No

**Baths:** 2/0

**Efficiency:**

**Tot SqFt:** 750

Recent: **04/08/2021 : Closed Sale : PS->CS**

**Location Information**

**Folio#:** [3049330370850](#)  
**Municipal Code:** 30  
**Subdivision #:** 37  
**Complex:** ROZLAND CONDO  
**Unit Floor Loc:** 1

**Parcel #:** 0850  
**Town/Range:** 49  
**Map Coord:** 3349  
**Tot Flr in Bldg:** 2  
**Development:** ROZLAND CONDO  
**# Cmplx Units:**  
**Middle:**

**Model Name:** FIRST FLOOR  
**Section:** 33  
**Int Levels:** 1  
**Bldg #:**

**# Bldg Units:**  
**Elementary:**  
**High:**  
**Neighborhood:**

**General Information**

**Type Property:** Condo  
**Unit Detached:** No  
**Park Sp #:**  
**Gov Bodies:** Condominium  
**For Lease:**  
**Boat Services:**  
**Style:** C41-Condo 1-4 Stories  
**Garage:** 0  
**Unit Design:** Corner Unit  
**Unit View:** Garden View  
**Parking Desc:** 2 Or More Spaces, Guest Parking  
**Parking Restr:**  
**Waterfront:** No  
**Water Access:**  
**Construction:** CBS Construction  
**Floor:** Tile Floors  
**Security Info:** Complex Fenced

**Front Exposure:** North  
**Bal/Porch/Pat:**  
**Min Day Lse:** 365  
**Main Liv Area:**  
**For Lease MLS#:**

**HOPA:** Unverified  
**Doc Sp#:**  
**Lse/Yr:** 1  
**SS Addend:**  
**Carpport:** 0

**Remarks**

**Remarks:** THIS 1ST FLOOR UNIT HAS SPACIOUS ROOMS. THE KITCHEN HAS WHITE FORMICA CABINETS AND A STACK WASHER DRYER NEXT TO REFRIGERATOR. ALL WINDOWS HAVE BLINDS. THE PROPERTY IS PROFESSIONALLY MANAGED AND CURRENTLY RENTED TO A NICE FAMILY AT \$1350/MONTH. THE SELLER HAS A PORTFOLIO OF PROPERTIES FOR SALE. PLEASE CONTACT THE LISTING AGENT FOR DETAILS.

**Driving Directions:** TAKE SUNSET DR (72 ST) TO THE ROZLAND CONDO ENTRANCE NEAR SW 153 AVE AND PROCEED TOWARDS THE BACK, GO RIGHT AT THE POOL NEAR PLAYGROUND.

**Broker Remarks:** TENANT WANTS TO STAY \$1350/M, LEASE EXPIRES ON 7/31/2021 \*\* 24 HOUR NOTICE IS REQUIRED FOR APPOINTMENTS. MUST USE SHOWINGTIME/ASSIST TO SCHEDULE APPOINTMENT (NO AGENT INBOX APOINTMENTS ACCEPTED). THE SELLER HAS A PORTFOLIO OF PROPERTIES FOR SALE. FIND THE COMPLETE LIST ATTACHED TO THE LISTING. \*\*

**Office Remarks:** THIS 1ST FLOOR UNIT HAS SPACIOUS ROOMS. THE KITCHEN HAS WHITE FORMICA CABINETS AND A STACK WASHER DRYER NEXT TO REFRIGERATOR. ALL WINDOWS HAVE BLINDS.

**Rooms**

**Bedroom Desc:** Entry Level  
**Master Bath:** Combination Tub & Shower  
**Addition Rooms:**  
**Dining Desc:** Family/Dining Combination  
**ADA Compliant:**

**Additional Information**

**Pets:** Yes  
**Pet Rstr:** Restrictions Or Possible Restrictions  
**# Ceiling Fans:**  
**Interior Feat:** First Floor Entry  
**Equip/App:** Dryer, Microwave, Electric Range, Refrigerator, Washer  
**Window Treat:** Blinds/Shades  
**Exterior Feat:** Courtyard  
**Restrictions:** Ok To Lease  
**Maint Incl:** Common Area  
**Heating:** Central Heat  
**Cooling:** Central Cooling  
**Sprinkler:**  
**Approval Info:** Application Fee Required, Association Approval Required  
**Amenities:** Child Play Area  
**Equestrian:**  
**Storm Protect:**  
**Green Energy:**

**Financial Information**

<b>Assumable:</b>	<b>\$/SOH Value:</b>	<b>Assessed \$:</b>
<b>Total Mortg:</b>	<b>Terms:</b> All Cash, Conventional	<b>Membership:</b> No
<b>Type of Assoc:</b> Condo	<b>Maint Fee:</b> \$146/Monthly	<b>Land Lse Fee:</b> \$
<b>Application Fee:</b> \$100	<b>Maint Fee Incl:</b>	<b>Flood Zone:</b>
<b>Rec Lease/Mo:</b> \$	<b>Assoc Fee Pd:</b> Monthly	<b>Owner Agent:</b> No
<b>Assoc Fee:</b> \$146	<b>Tax Year:</b> 2020	
<b>Tax Amount:</b> \$2,077		
<b>Tax Info:</b> Tax Reflects No Exemptions		
<b>Special Info:</b> As Is		
<b>Possession Info:</b> Funding	<b>Spec Assess:</b>	<b>Mult Offers :</b>
<b>Bonus:</b>	<b>PACE:</b>	
<b>Hardship Pkg:</b>		

**Agent/Office Information**

<b>Office:</b> <a href="#">MRSI01 /My Realty Services Inc</a>	<b>Agent Ph:</b> 786-344-9992
<b>Agent:</b> <a href="#">0613540 /JamesAnthony Campo</a>	<b>Agt Ph 2:</b> 786-344-9992
<b>Ofc Addr:</b> 9760 W. Calusa Club Dr. Miami, FL 33186	<b>Office Fax:</b> 786-427-1370
<b>Agent Email:</b> <a href="mailto:Info@TonyCampo.com">Info@TonyCampo.com</a>	<b>Agent License:</b> 0613540
<b>Office Ph:</b> 786-344-9992	
<b>CoAgt Email:</b>	
<b>Owner Name:</b> Robax InvestmentsLLC	<b>Own Phone:</b>
<b>Buy Agt Comp:</b> 2.000%	<b>NonRep Cmp:</b> 2.000%
<b>VAR Dual Rt:</b> No	<b>Blogging:</b> No
<b>Addr on Inet:</b> Yes	<b>OK to Advertise:</b> No
<b>Photo Instr:</b> Realtor to Upload Images 1-99	<b>Joint Agcy:</b>
<b>List Type:</b> Exclusive Right to Sell/Rent	<b>Occupancy:</b> Tenant Occupied
<b>Show Instr:</b> 24 Hour Notice, Appointment Only, Showing Assist	
<b>List Date:</b> 01/22/2021	<b>Stat Change Dt:</b> 04/08/2021
<b>Expire Date:</b> 07/22/2021	
<b>Pending Dt:</b> 02/16/2021	<b>DOM:</b> 25
<b>Closing Dt:</b> 04/07/2021	<b>Expct Clse Dt:</b> 04/05/2021
<b>Intrnt URL:</b> MiamiTrust.com	<b>Prev LP:</b>
<b>Intrnt Rmrks:</b> THIS 1ST FLOOR UNIT HAS SPACIOUS ROOMS. THE KITCHEN HAS WHITE FORMICA CABINETS AND A STACK WASHER DRYER NEXT TO REFRIGERATOR. ALL WINDOWS HAVE BLINDS.	<b>Orig LP:</b> \$184,900
	<b>Internet:</b> Yes
	<b>Withdrn Dt:</b>
<b>Board:</b> A-Miami Association of REALTORS	

**Sold Information**

<b>Selling Office:</b> <a href="#">MRSI01 /My Realty Services Inc</a>	<b>Selling Office Phone:</b> 786-344-9992
<b>Selling Agent:</b> <a href="#">0613540 /JamesAnthony Campo</a>	<b>Selling Agent Phone:</b> 786-344-9992
<b>Selling Agt Lic:</b> 0613540	<b>Sale Price:</b> \$179,900
<b>Sell \$ Per SqFt:</b> \$239.87	<b>Sell \$ Per Acre:</b>
<b>Sold Finance:</b> Conventional	
<b>Seller Contrb:</b> No	

Prepared By: JamesAnthony Campo

Date Printed: 04/08/2021 06:33 PM



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\$179,900





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