

Residential Rental

[14116 SW 260th St # 104](#)

HOMESTEAD, FL 33032-6679

ML#: A11417450

List Price: \$2,400/M

Status: [Rented](#)

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

County: Miami-Dade County

Area: 69

Geo Area:

Legal: ✕CEDARS WOODS HOMES CONDO UNIT 104 BLDG 4 UNDIV 0.60

Bedrooms: 3

Baths: 2/1

Convert Bed:

Efficiency:

SqFt (Liv): ✕1,657

Year Built: 2006

Virtual Tour: [Click Here](#)



Furnished Info: Unfurnished

Furn Annual Rent:

Furn Season Rent:

Furn Off Sea Rent:

UnFurn Annual Rent:

UnFurn Season Rent:

UnFurn Off Sea Rent:

Jan: Feb:

Mar:

Apr:

May:

Jun:

Jul: Aug:

Sep:

Oct:

Nov:

Dec:

Recent: **09/05/2023 : RENTED : PS->R**

Location Information

Folio#: ✕[3069270210190](#)

Parcel #: 0190

Municipal Code: 30

Town/Range: 69

Subdivision #: 21

Map Coord:

Section: 27

Zoning: ✕3700

Model Name:

Subdivision: ✕CEDARS WOODS HOMES CONDO **Development:**

Elementary:

Middle:

High:

Neighborhood:

General Information

Type Property: Townhouse

Front Exposure: West

HOPA: Unverified

Stories:

Unit Floor Loc:

Bal/Porch/Pat:

Style: R70-Townhouse/Villa-Annual

Avail Date: 08/01/2023

Garage: 1/Attached

Carpport:

Lot SF: ✕0

Appr Lot Size: ✕0

For Sale: No

For Sale MLS#:

Bed Description: Primary Bedroom Upstairs

Subdivision Info: Clubhouse, Community Pool, Gated Community, Security Patrol

Parking Desc: Slab/Strip

Parking Restr: Limited # Of Vehicle, No Rv/Boats, No Trucks/Trailers

Lot Desc: Less Than 1/4 Acre Lot

Waterfront: No

Water Access:

Water Frontage:

View: Garden View

Pool Dim: 25x40

Spa:

Pool: Yes/Community Pool

Design/Desc: First Floor Entry, Patio/Cluster

Construction: CBS Construction

Roof Desc: Curved/S-Tile Roof

Floor: Tile Floors

Dining: Eat-In Kitchen, Family/Dining Combination

Boat Services:

Remarks

Remarks:

*** OCCUPIED UNTIL 7/31/2023 *** NO PETS *** THIS IS A WONDERFUL HOME FOR YOUR FAMILY. IT IS LOCATED IN A GATED COMMUNITY WITH PRIVATE SECURITY PATROL ON DUTY 24-HOURS A DAY. THE ENTIRE HOME IS COMPLETELY TILED. ALL THE LIVING AREAS ARE SPACIOUS. THE BRICK PAVER DRIVEWAY CAN HOLD TWO CARS PLUS THE FULLY FUNCTIONAL ONE-CAR GARAGE CAN HOLD ANOTHER. THERE IS ALSO AMPLE GUEST PARKING NEAR-BY. THE KITCHEN HAS AN EAT-IN COUNTER-TOP AND STAINLESS-STEEL APPLIANCES. ALL THE BEDROOMS ARE UPSTAIRS AND ARE LARGE FOR COMFORT. THE PROPERTY IS EASY TO SEE. CONTACT THE LISTING AGENT DIRECTLY FOR AN APPOINTMENT. FIND A YOUTUBE VIDEO WALK-THROUGH BY SEARCHING FOR THE MLS NUMBER. *** EQUAL HOUSING OPPORTUNITY ***

Driving Directions: TAKE US1 TO SW 260 ST, GO EAST A SHORT DISTANCE TO THE COMMUNITY ENTRANCE.

Broker Remarks:

OWNER WANTS A HOUSEHOLD INCOME TO BE AROUND \$7200/MONTH TO QUALIFY. *** MUST USE THE SHOWING TIME SYSTEM FOR APPOINTMENT *** EASY TO SHOW. *** MUST USE THE MY REALTY SERVICES APPLICATION AT TONYCAMPO.COM WITH YOUR OFFER PRESENTATION. NO EXCEPTIONS! ***

Office Remarks:

*** NO PETS *** THIS IS A WONDERFUL HOME FOR YOUR FAMILY. IT IS LOCATED IN A GATED COMMUNITY WITH PRIVATE SECURITY PATROL ON DUTY 24-HOURS A DAY. THE ENTIRE HOME IS COMPLETELY TILED.

Additional Information

Pets: No **Cable:** Yes **# Int Lvl:**
Pet Rstr:
Interior Feat: First Floor Entry, Foyer Entry, Walk-In Closets
Security Info: Key/Card Entry Parking, Security Patrol, Walled
Equip/App: Dishwasher, Disposal, Dryer, Electric Water Heater, Icemaker, Microwave, Electric Range, Refrigerator, Smoke Detector, Washer
Exterior Feat: Patio, Hurricane Shutters
Amenities: Clubhouse, Community Pool, Maintained Community, Management On Site, Security Patrol
Miscellaneous: Electric Water Heater, Porch/Balcony
Rent Restrict:
Window Treat: Blinds/Shades, Verticals
Add'l Rooms: Family Room, Foyer, Utility/Laundry In Garage
Owner Agent: No
Bonus:
Equestrian:
Storm Protect: Complete Panel Shutters/Awnings
ADA Compliant:
Green Energy:
PACE:

Rental Information

Min Lse Period: 365 **# Leases/Year:** 1 **App Fee:** \$100
Move In Cost: \$7,200 **Renewable:** Yes **Add Mov Cost:** Yes
Approval: 1-2 Weeks Approval
Lse Term/Info: 1 Year With Renewal Option
Rent Pay Incl: Association Fee
Rent Dep Incl: 1st Mo2 Security Deposit
Heat: Central Heat
Cooling: Ceiling Fans, Central Cooling
Sewer: Sewer **Water:** Municipal Water
Flood Zone: xAH
Mgmt Company:
Mgmt Phone:

Agent/Office Information

Office: [MRSI01 /My Realty Services Inc](#) **Agent Ph:** 786-344-9992
Agent: [0613540 /JamesAnthony Campo](#) **Agent Fax:** 786-427-1370
Ofc Addr: 9760 W. Calusa Club Dr. **Agt Ph 2:** 786-344-9992
 Miami, FL 33186
Board: A-Miami Association of REALTORS **Agent Email:** myrealtyservices@gmail.com
Office Ph: 786-344-9992 **Agent License:** 0613540
Owner Name:
Buy Agt Comp: 4.166% **Trans Brk Comp:** 4.166% **Own Phone:**
VAR Dual Rt: No **AVM:** No **NonRep Cmp:** 4.166%
Addr on Inet: Yes **Contingencies:** 3rd Party Approval **Blogging:** No
Photo Instr: Realtor to Upload Images 1-99 **OK to Advertise:** No
List Type: Exclusive Right to Sell/Rent **Joint Agcy:** No
Show Instr: Elect Lockbox-Call List Agent, See Broker Remarks, Showing Assist **Occupancy:** Tenant Occupied
List Date: 07/11/2023 **Stat Change Dt:** 09/05/2023 **Prev LP:**
Expire Date: 12/31/2023 **DOM:** 14 **Orig LP:** \$2,400
Pending Dt: 07/25/2023 **Expt Clse Dt:** 09/08/2023 **Internet:** Yes
Closing Dt: 09/01/2023 **Intrnt URL:** TonyCampo.com **Withdrn Dt:**
Intrnt Rmrks: *** NO PETS *** THIS IS A WONDERFUL HOME FOR YOUR FAMILY. IT IS LOCATED IN A GATED COMMUNITY WITH PRIVATE SECURITY PATROL ON DUTY 24-HOURS A DAY.
Renew Comm: None/Non-Applicable

Sold Information

Selling Office: [MRSI01 /My Realty Services Inc](#) **Selling Office Phone:** 786-344-9992
Selling Agent: [0613540 /JamesAnthony Campo](#) **Selling Agent Phone:** 786-344-9992
Selling Agt Lic: 0613540 **Sale Price:** \$2,500
Sell \$ Per SqFt: \$1.51 **Sell \$ Per Acre:**
Sold Finance:
Seller Contrb:

Prepared By: JamesAnthony Campo

Date Printed: 09/05/2023 10:54 AM

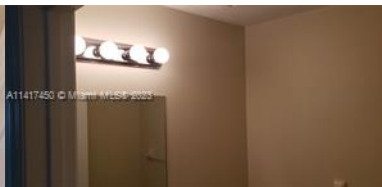
 Photos

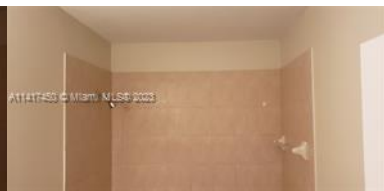
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\$2,500











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