

**MIR**  
MELISSA HOFF ROTH, PA  
LEA PLOTKIN, LLC



**GLOBAL  
LUXURY**



South Florida Luxury Home Team  
Parkland Power Team

Melissa Hoff Roth 954-817-8401 melissa@melissahoffpa.com www.southfloridaluxuryhometeam.com  
Lea Plotkin 954-802-8451 leaplotkin@gmail.com www.parklandpowerteam.com



1014 Pine Branch Court | Parkland, FL 33076  
5 bedrooms • 4 bathrooms • Pool

Tequesta Lake is one of Weston's oldest and most charming gated neighborhoods known for its large lots and great floor plans. Located just past the historical Peace Mound Park, this beautiful 5/4 pool home is perfectly situated on a beautiful tree lined cul-de-sac lot with plenty of space to entertain around your pool or play catch with your dog. Walking distance to shopping, a rated schools, and places of worship. Doesn't get much better than this! The perfect blank slate ready for you to make it a masterpiece!

Website & Video Tour: <http://bit.ly/1014pinebranch>





1014 PINE BRANCH CT, WESTON FL 33326

AREA REPORT

CONVENIENT

This home is in a convenient area. Some daily errands in this location require a car and most major services are within 2 miles.

- COFFEE
- GROCERIES
- MEDICAL
- GAS
- MOVIE THEATER



1014 PINE BRANCH CT, WESTON FL 33326

SCHOOL REPORT

SCHOOLS IN YOUR AREA

The assigned schools are above average for the area. There are also 14 private schools within 5 miles.

- PK-5 COUNTRY ISLES ELEMENTARY SCHOOL ASSIGNED 8 RATING
- 6-8 TEQUESTA TRACE MIDDLE SCHOOL ASSIGNED 8 RATING
- 9-12 WESTERN HIGH SCHOOL ASSIGNED 8 RATING



1014 PINE BRANCH CT, WESTON FL 33326

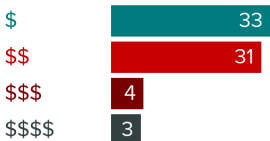
FOOD REPORT

NEIGHBORHOOD EATS

This home is located near 64 moderately priced restaurants and has an average variety of cuisines.

72

★★★★+ WITHIN 5 MILES



GOOD EATS BY CATEGORY

- FAST FOOD ..... 19
- AMERICAN ..... 11
- INTERNATIONAL ..... 9
- PIZZA ..... 6
- JAPANESE ..... 4
- ASIAN ..... 4
- STEAKHOUSES ..... 3
- CAFES ..... 3
- COFFEE AND TEA HOUSES ..... 3

1014 PINE BRANCH CT, WESTON FL 33326

OUTDOOR REPORT

THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

POPULAR

- GOLF COURSE BONAVENTURE GOLF CLUB 0.8 MILES
- DOG PARK BARKHAM AT MARKHAM PARK 2.4 MILES
- PARK EVERGLADES HOLIDAY PARK 5.4 MILES

