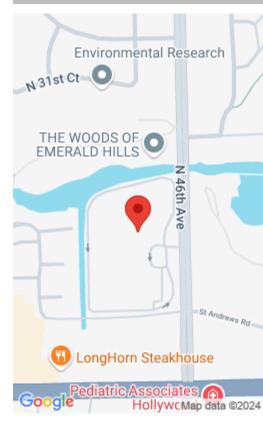


# 2804 N 46TH AVE # C227, HOLLYWOOD FL 33021

https://www.bravoregroup.com

LOVELY MONMOUTH MODEL 1383 SQ FT. WITH NEUTRAL NEWER TILE FLOORING THROUGHOUT. UNIT NEEDS SOME UPDATING, BUT IN EXCELLENT CONDITION. NEW A/C IN 2019. FULL WASHER AND DRYER AND LOADS OF CLOSET SPACE. ROLL DOWN SHUTTERS ON SCREENED BALCONY. TRANSFERABLE TOTAL APPLIANCE CONTRACT. LOTS OF AMENITIES IN COMPLEX WITH NEW POOL AND HOT TUB. WALK [...]

- 2 beds
- 3 haths
- Condominium
- For Sale
- Active





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Email: Bravo@RealtyAgent.com

## **Property Features**

Status: Active Category: For Sale

**Type:** Condominium **Subdivision Name: GRANDVIEW AT EMERALD** 

HILLs, Grandview

Bedrooms: 2 beds **Bathrooms: 3** baths

Half Baths: 1 Living Square Feet: 1383 sq ft

Lot Size Square Feet: 0 sq ft Pets Allowed: No

**Association Y/N:** Yes **Association Fee: \$864** 

**Tax Year: 2023** Tax Annual Amount: \$2,009

Waterfront Y/N: Yes **County:** Broward County

**Date added:** Added 6 months ago **Original List Price:** \$310,000

**DOM:** 188 MLS ID: A11585706

# **Building Details**

Building Area Total: 1383 sq ft StoriesTotal: 6

Parking Features: 1 Space, Assigned, Guest, No. **Security Features:** Elevator Secure, Guard At Site, Intercom In Lobby, Walled

Motorcycle, No Rv/Boats, No Trucks/Trailers

View: Garden View, Other View **Entry Location:** Foyer **Building Name:** Grandview **Covered Spaces:** 1

**Construction Materials:** CBS Construction Builder Model: Monmouth

**Garage Spaces:** 1 Entry Level: 2 Garage Y/N: Yes

#### Rooms

Room Bedroom Features: Entry Level, Primary Bath Shower

### **Amenities & Features**



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**View Y/N:** Yes **Appliances:** Trash Compactor, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Electric Range,

Refrigerator, Washer

Cooling Y/N: Yes

**Exterior Features:** Barbeque, Courtyard, Screened Balcony

Waterfront Features: Canal Front Window Features: Hurricane Shutters

Cooling: Ceiling Fan(s), Central Air, Interior Features: Interior Hall, Dome Kitchen, Elevator,

Electric Entrance Foyer, Pantry, Stacked Bedroom, Walk-In

Closet(s)

**Heating:** Central, Electric **Flooring:** Carpet, Tile



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