

A11522576 © Miami MLS® 2024



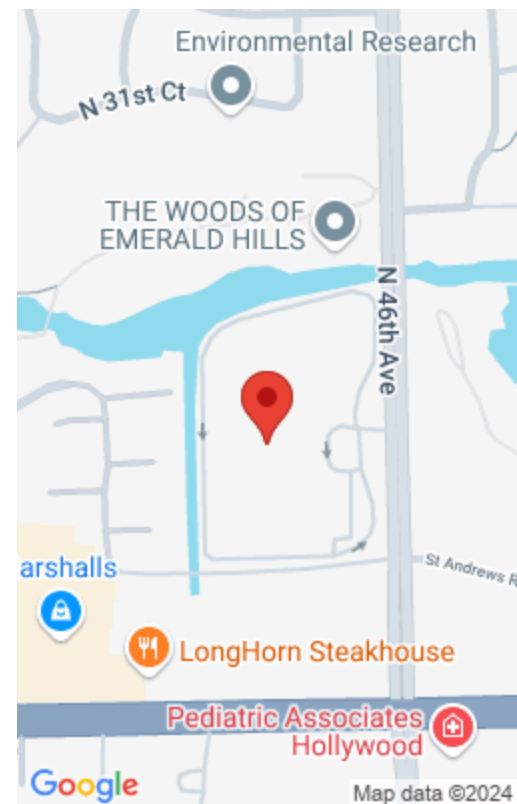
**\$240,000**

## **2808 N 46TH AVE # E245, HOLLYWOOD FL 33021**

<https://www.bravoregroup.com>

Immerse yourself in this condo's inviting ambiance, featuring a modern kitchen with sparkling granite countertops and refined white cabinetry. The living spaces are bathed in natural light, creating a warm, welcoming atmosphere. The bedroom serves as a serene escape, promising restorative tranquility. A sophisticated bathroom with a walk-in shower stands ready to refresh and rejuvenate. [...]

- 1 bed
- 2 baths
- Condominium
- For Sale
- Active



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Phone: (305) 713-8000

Email: [Bravo@RealtyAgent.com](mailto:Bravo@RealtyAgent.com)

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## Property Features

**Status:** Active **Category:** For Sale  
**Type:** Condominium **Subdivision Name:** GRANDVIEW AT EMERALD HILL  
**Bedrooms:** 1 bed **Bathrooms:** 2 baths  
**Half Baths:** 1 **Living Square Feet:** 1008 sq ft  
**Lot Size Square Feet:** 0 sq ft **Pets Allowed:** No, Yes  
**Association Y/N:** Yes **Association Fee:** \$462  
**Tax Year:** 2024 **Tax Annual Amount:** \$1,500  
**County:** Broward County **Date added:** Added 10 months ago  
**Original List Price:** \$280,000 **DOM:** 316  
**MLS ID:** A11522576

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## Building Details

**Building Area Total:** 1008 sq ft **StoriesTotal:** 6  
**Parking Features:** 1 Space, Assigned, Parking-Under Building, No Rv/Boats, No Trucks/Trailers **Security Features:** Guard At Site, Private Guards, Security Patrol  
**View:** Garden View, Pool Area View **Building Name:** GRANDVIEW AT EMERALD HILL  
**Covered Spaces:** 1 **Garage Spaces:** 1  
**Entry Level:** 2 **Garage Y/N:** Yes

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## Rooms

**Room Master Bathroom Features:** Dual Sinks, Shower Only **Room Bedroom Features:** Entry Level  
**Room Living Room Features:** Storage Room

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## Amenities & Features



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**Architectural Style:** Corner Unit

**Appliances:** Dishwasher, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Electric Range, Refrigerator, Self Cleaning Oven, Washer

**Cooling Y/N:** Yes

**Window Features:** Verticals

**Attached Garage Y/N:** Yes

**Heating:** Central, Electric

**Flooring:** Tile, Vinyl

**View Y/N:** Yes

**Exterior Features:** Courtyard, Screened Balcony

**Electric:** Circuit Breakers

**Cooling:** Ceiling Fan(s), Central Air, Electric

**Interior Features:** Interior Hall, Walk-In Closet(s), Storage

**Furnished:** Unfurnished, Furniture Negotiable



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