

# 403 BONNIE BRAE WAY HOLLYWOOD FL 33021 403 BONNIE BRAE WAY 24

<https://www.cays.com>



THE TOWNHOUSES OF EMERALD HILLS SECTION ONE CONDO UNIT 24 PER CDO BK/PG: 5104/601 Large two-story townhome with one bedroom, one full bath on first floor plus two bedrooms and two baths upstairs. Enjoy the outdoors, entertain in the amazing oversized screened backyard patio with new screens and direct path to a garden and park, [...]

- 3 beds
- 3, 3 baths
- Residential, Townhouse
- Residential, Townhouse
- Active
- 2350 sq ft

## Basics



**Category:** Residential, Townhouse

**Status:** Active

**Bathrooms:** 3, 3 baths

**Floors:** 2, 2 floors

**Year built:** 1973

**Subdivision Name:** TOWNHOUSES OF EMERALD HIL

**Type:** Residential, Townhouse

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area:** 2350 sq ft

**View:** Garden

**County:** Broward

---

## Property details

**Subdivision Name:** TOWNHOUSES OF EMERALD HIL

**Parcel Number:** 33021

---

## Property Features

**Parking Features:** Attached,Garage,Guest,TwoOrMoreSpaces

**Cooling Y/N:** 1

**Heating:** Central,Electric

**Pets Allowed:** SizeLimit,Yes

**Stories:** 2

**Cooling:** CentralAir,Electric

**Garage Y/N:** 1

**Heating Y/N:** 1

**View:** Garden

**Stories Total:** 2

---

## Rooms & Units Description

**Unit Number:** 24

---

## Location Details



**County Or Parish:**  
Broward

**Directions:** West on Sheridan from I-95. Ignore GPS when approaching as you will have to make a right on 46th Ave and then an immediate right into Townhouses of Emerald Hills. [Note GPS will take you to 40th Ave gate which is controlled access for residents only].

**Elementary School:**  
Hollywood HI Elem

**High School:** Hollywood HI High

---

## Building Details

**Construction Materials:** Block

**Garage Spaces:** 1

**Floor covering:** Tile

**Covered Spaces:** 1

**Levels:** Two

---

### Amenities & Features

**Pool Features:** Association

**Security Features:** ComplexFenced

**Association Amenities:** Pool

**Cooling:** CentralAir,Electric

**Furnished:** Unfurnished

**Interior Features:**

BedroomOnMainLevel,EatInKitchen,FirstFloorEntry,HighCeilings,LivingDiningRoom,MainLivingAreaEntryLevel,SeparateShower,UpperLevelPrimary,WalkInClosets

**Parking Features:** Attached,Garage,Guest,TwoOrMoreSpaces

**Patio & Porch Features:** Porch,Screened

**Utilities:** CableAvailable

**Exterior Features:** Courtyard,EnclosedPorch

**Heating:** Central,Electric

**Appliances:**

Dryer,Dishwasher,ElectricRange,Disposal,Microwave,Refrigerator,Washer

---

## Nearby Schools

**Elementary School:** Hollywood HI Elem

**High School:** Hollywood HI High

---

## Expenses, Fees & Taxes

**Association Fee:** \$998

**Tax Annual Amount:** \$5,498

**Tax Year:** 2023

---

## Fees & Taxes

**Association Fee:** 998



---

## Miscellaneous

**Association Fee Frequency:** Monthly **List Office Name:** We R Florida LLC

**Listing Terms:** Cash,Conventional

---

## Miscellaneous

**Above Grade**      **Virtual Tour URL:**  
**Finished Area:** <https://www.propertypanorama.com/instaview/mia/A11612588>  
Hollywood, FL

---

## Courtesy of

**Office Name:** We R Florida LLC

