

TBD ANNIET MLS



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**Single Family**  
**1334 N 30th Rd**  
**HOLLYWOOD, FL 33021-5004**  
**ML#:** F10474648  
**Rng Price:**  
**LLP:**  
**Short Sale:** No  
**Listing Brkr:** [FLL278013216 /Keller Williams Realty Consult](#)  
**County:** Broward County  
**Area:** 3070  
**Geo Area:** Hollywood Central (3070-3100)  
**Legal:** LAKEVIEW HEIGHTS ADD 42-43 B LOT 9 BLK 1  
**Furnished:**  
**Bedrooms:** 3  
**Convert Bed:**  
**SqFt (Liv):** 1,091  
**SqFt (Adj):**  
**Bld Ar/Src:**  
**Year Built:** 1957/Resale  
**Virtual Tour:** [Click Here](#)

**List Price:** \$600,000

**Status:** Active

**REO:** No

**Auction:**

**Baths:** 2/0

**Tot SqFt:** 1,231

#### Location Information

**Folio#:** [514208050090](#)  
**Municipal Code:**  
**Subdivision #:**  
**Subdivision:** Lakeview Heights Add 42-4  
**Elementary:** [Hollywood Hl Elem](#)  
**High:** [South Broward](#)  
**Neighborhood:**

**Parcel #:** 0090  
**Town/Range:** 5142  
**Map Coord:**  
**Development:**  
**Middle:** [Olsen](#)

**Model Name:**  
**Section:** 8  
**Zoning:** RS-3

#### General Information

**Type Property:** Single  
**For Lease:**  
**Boat Services:**  
**Style:** R34-WF/Ocean Access  
**Garage:** 0  
**Lot SF:** 8,747  
**Parking Desc:** Covered Parking, Driveway  
**Parking Restr:**  
**Lot Desc:** Less Than 1/4 Acre Lot  
**Waterfront:** Yes/Ocean Access, Seawall  
**Water Access:** Boatlift  
**Water Frontage:** 100  
**Pool Dim:**  
**Pool:** No  
**Design/Desc:** /One Story  
**Construction:** Concrete Block Construction, CBS Construction, Composition Shingle  
**Roof Desc:** Shingle Roof  
**Floor:** Tile Floors

**Front Exposure:** South  
**For Lease MLS#:**

**HOPA:** No HOPA  
**SS Addend:**

**Appr Lot Size:**

**Carport:** 1

**View:** Water View  
**Spa:**

#### Remarks

**Remarks:** NO HOA! Unwind By The Water In Your Stunning Oasis! On A 1/5-Acre, This Property Has It All! New Roof! Fenced Pie Lot, 100' Waterfrontage w/ Direct Ocean Access & Boat Lift! Beautifully Landscaped w/ Mango & Avocado Trees Tie In The Tropical Feel As You Enjoy Time Spent On Your Tiki Hut, Fully Equip'd w/ TV, Bar Set Up & Custom Sunshades. Embark On A Water Adventure Right From Your Backyard! Inside, Features 3 Bedrooms, 2 Baths, Each Designed w/ Meticulous Attention To Detail & Custom Finishes. Impact Windows, Elegant Plantation Shutters & Fresh Paint Throughout. The Kitchen Is A Chef's Dream w/ Custom Maple Cabinetry, Deep Pots/Pans Draws, Pull-Out Pantry, Central Island w/ A Gas Stove & Newer SS Appliances. Utility Rm w/ Work Station. NO HOA! Bring Your Boat & Kayaks!



1 / 43 Front of Structure

#### Single Family

[1305 N 30th Ct](#)

HOLLYWOOD, FL 33021-5045

ML#: A11602784

Rng Price:

LLP:

Short Sale: No

Listing Brkr: [BRDG01/Bridgestone Realty LLC](#)

County: Broward County

Area: 3070

Geo Area: Hollywood Central (3070-3100)

Legal: \*ARTHUR STREET HOMES 163 38 B LOT 14

Furnished: Furn For Sale

Bedrooms: 4

Convert Bed:

SqFt (Liv): \*1,826

SqFt (Adj): \*1,891

Bld Ar/Src: 1,950/Owner

Year Built: 2007/Resale

Virtual Tour: [Click Here](#)

List Price: \$749,500

Sold Price: \$740,000

Status: [Closed](#)

REO: No

Auction: No

Baths: 3/0

Tot SqFt: \*2,390

#### Location Information

Folio#: \*[514208180140](#)

Municipal Code:

Subdivision #: 18

Subdivision: Arthur Street Homes

Elementary: [Hollywood HI Elem](#)

High: [South Broward](#)

Neighborhood:

Parcel #: 0140

Town/Range: 51

Map Coord:

Development:

Middle: [Olsen](#)

Model Name:

Section: 8

Zoning: \*RS-3

#### General Information

Type Property: Single

For Lease: No

Boat Services:

Style: R34-WF/Ocean Access

Garage: 2/Attached

Lot SF: \*8,250

Parking Desc: Driveway, Pavers

Parking Restr:

Lot Desc: Less Than 1/4 Acre Lot

Waterfront: Yes/Canal Front, Canal Width 1-80 Feet, Fixed Bridge(S), Ocean Access

Water Access: Other

Water Frontage: 75

Pool Dim:

Pool: No

Design/Desc: Detached/Two Story

Construction: CBS Construction

Roof Desc: Barrel Roof, Curved/S-Tile Roof

Floor: Tile Floors, Wood Floors

Front Exposure: West

For Lease MLS#:

HOPA: No HOPA

SS Addend:

Carport:

Appr Lot Size:

View:

Spa: Canal, Garden View

#### Remarks

**Remarks:** Welcome to this Exquisite 2-Story Home in Desirable East Hlywd. Situated on a Peaceful Cul-De-Sac Among Newer Homes, This 4/3 Gem Offers a Fenced-In Lot w/2-Car Garage. The Expansive Backyard & Covered Porch has Ample Space for Entertaining/Potential Pool. Kitchen w/Granite Counters, SS Appliances & Plenty of Cabinet Space. 1st/2nd Fl Tiled, w/Hardwood Stairs. Master Bedroom Boasts 2 Walk-In Closets & A Stunning En-Suite w/1 bedroom/full bath downstairs. Add'l Features: Impact Windows, LED Lighting, Tankless Water Heater. A++ Schools, Close to Memorial Regional/Joe Dimaggio Hospital, Synagogue/House of Worship, Hollywood Nightlife, 15 Min to Hlywd Beach & Iconic Hard Rock Guitar Hotel/Casino, TV Park, Dining & Entertainment, Ftl/Hlywd Airport, & Major Hghwy. **No HOA or Flood Ins Required.**

**Driving Directions:** West on Johnson St, Turn left onto N 30th Rd, Turn right onto Arthur St, Arthur St turns left and becomes N 30th Ct, home will be the 2nd home on the right.

**Broker Remarks:** Pls see attachments. Washer/Gas Dryer Do Not Convey, Available For Sale. Furniture Available For Sale.

#### Rooms

Single Family  
3038 Arthur St  
HOLLYWOOD, FL 33021-5054

#### Financial Information

Assumable:

Total Mortg:

Type of Assoc: None

Application Fee:

Assoc Fee:

\$/SOH Value:

Terms: All Cash, Conventional

Maint Fee:

Maint Fee Incl:

Assoc Fee Pr:

Assessed \$:

Membership: No

Land Lse Fee:

Flood Zone: \*AF

Single Family  
3043 Hayes Street  
HOLLYWOOD, FL 33021-5553

Financial Information		
<b>Assumable:</b>		<b>\$/SOH Value:</b>
<b>Total Mortg:</b> 411,070		<b>Terms:</b> All Cash, Conventional, FHA, Va
<b>Type of Assoc:</b> None		<b>Assessed \$:</b>
<b>Application Fee:</b>		<b>Membership:</b> No
		<b>Land Lse Fee:</b>
<b>Assoc Fee:</b>		<b>Flood Zone:</b> XAE,X
<b>Tax Amount:</b> \$8,654		<b>Owner Agent:</b> Yes
<b>Tax Info:</b> Tax Reflects Homestead Exemption		
<b>Maint Fee:</b>		
<b>Maint Fee Incl:</b>		
<b>Assoc Fee Pd:</b>		
<b>Tax Year:</b> 2023		

Residential Rental  
3042 Hayes St  
HOLLYWOOD, FL 33021-5554

Remarks	
<b>Remarks:</b>	Remarks Gorgeous Water Front single family home with large lot space, back and front yard, Parking in the front yard as well as on the street. Amazing layout of this beautiful home, with open concept kitchen dining and living room area, for great entertainment gathering, separate entrance and private rooms , with amazing bathrooms.Quartz countertops and all new appliances. Beautiful flooring throughout the house and spotless walls, will be a great choice for a very clean and picky tenant. Laundry room with washer dryer included. All fenced home, on the back of the yard and the front. Small pet allowed only. Unfurnished. <b>No Hoa</b> , Not gated community. Close to main roads , highway and commerces. Easy to show.
<b>Driving Directions:</b>	Go north on N 30th Rd and then make a right on Hayes St

Single Family  
3050 Grant St  
HOLLYWOOD, FL 33021-5529

Remarks	
<b>Remarks:</b>	This beautifully remodeled 3-bedroom, 2-bathroom home in Hollywood, FL, offers a spacious FLEX room, open concept living areas, and a carport for two vehicles. NEW Roof. NEW appliances. NEW landscaping. NEW A/C. NEW flooring. NEW light fixtures. Recently painted. Situated on a corner lot, with shed, a utility room, and plenty of space to expand or add a pool,. Enjoy the convenience of being just 4 miles away from the award-winning Hollywood Beach Broadwalk, perfect for those who love coastal living. <b>NO HOA</b> and NOT in a Flood Zone.
<b>Driving Directions:</b>	
<b>Broker Remarks:</b>	<a href="#">Submit all offers via MLS Offers</a> Tenant has moved out! Property is easy to show.
Rooms	
<b>Bedroom Desc:</b>	None
<b>Primary Bath:</b>	
<b>Addition Rooms:</b>	Den/Library/Office, Florida Room, Utility Room/Laundry
<b>Dining Desc:</b>	
<b>ADA Compliant:</b>	
Additional Information	
<b>Pets:</b>	Yes
<b>Pet Rstr:</b>	None
<b>Guest House:</b>	
<b># Ceiling Fans:</b>	
<b>Interior Feat:</b>	First Floor Entry
<b>Equip/Appl:</b>	Circuit Breaker, Dishwasher, Dryer, Gas Water Heater, Gas Range, Refrigerator, Washer
<b>Window Treat:</b>	
<b>Exterior Feat:</b>	Fence
<b>Subd Info:</b>	Other Subdiv/Park Info
<b>Restrictions:</b>	No Restrictions
<b>Maint Incl:</b>	
<b>Heating:</b>	Central Heat
<b>Cooling:</b>	Ceiling Fans, Central Cooling
<b>Sprinkler:</b>	
<b>Water:</b>	Municipal Water
<b>Sewer:</b>	Municipal Sewer
<b>Equestrian:</b>	
<b>Storm Protect:</b>	
<b>Green Energy:</b>	
Financial Information	
<b>Assumable:</b>	
<b>Total Mortg:</b>	
<b>Type of Assoc:</b> None	
<b>Application Fee:</b>	
<b>\$/SOH Value:</b>	
<b>Terms:</b>	Conventional, FHA, Va, Will Rent
<b>Assessed \$:</b>	
<b>Membership:</b>	No
<b>Land Lse Fee:</b>	
<b>Flood Zone:</b>	
<b>Owner Agent:</b>	
<b>Maint Fee:</b>	
<b>Maint Fee Incl:</b>	
<b>Assoc Fee Pd:</b>	
<b>Tax Year:</b>	

Single Family  
1014 N 30th Rd  
HOLLYWOOD, FL 33021-5502

Green Energy.

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### Financial Information

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**Assumable:**  
**Total Mortg:**  
**Type of Assoc:** None  
**Application Fee:**  
  
**Assoc Fee:**  
**Tax Amount:** \$2,618

**\$/SOH Value:**  
**Terms:** All Cash, Conventional  
  
**Maint Fee:**  
**Maint Fee Incl:**  
**Assoc Fee Pd:**  
**Tax Year:** 2023

**Assessed \$:**  
  
**Membership:** No  
**Land Lse Fee:**  
  
**Flood Zone:** xAE  
**Owner Agent:** No