



**\$199,000**

**3630 56TH AVE, HOLLYWOOD, FL, 33021**

<https://igorpresman.com>

ONLY INVESTORS 6.5% CAP RATE (monthly cash flow \$1,050) - TENANT OCCUPIED UNTIL 03/31/25. ATTENTION ALL INVESTORS!!! START COLLECTING ON CLOSING DATE!!! One of the best OPPORTUNITIES in Hollywood. Great opportunity to own this beautiful income producing unit, spacious condo very well kept and centrally located in the heart of Hollywood at a quiet gated [...]

- 1 bed
- 1 bath
- Residential
- Condominium
- Active
- 659 sq ft



**Carlos Rivera**

Florida Realty Wealth Group Inc.



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## Building Details

**Cooling features:** Central Air, Electric

**Building Name:** LAKEWOOD AT EMERALD HILLS

**Exterior material:** CBS Construction

**NewConstructionYN:** No

**Heating:** Central, Electric

**Parking:** 2 Or More Spaces, Assigned, Guest

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## Amenities & Features

**Features:** First Floor Entry

**Amenities:** Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Refrigerator, Wall Oven, Washer

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Smoke Detector, Other

**ExteriorFeatures:** None, Other, Tennis Court(s)

**GarageYN:** No

**CoolingYN:** Yes

**FireplaceYN:** No

