

# 2711 S OCEAN DR 3404 HOLLYWOOD FL 33019

<https://www.cays.com>

\$ 3,499,000.00



Stunning high floor oceanfront residence now available at Trump Hollywood. This custom designed 34th floor 04 line is a one of a kind. Boasting over 3,395 S.F. with 3 Bds and 3.5 Ba's and a modern, flow through floorplan that won't disappoint. Stunning wood and limestone floors are the canvas...

- 3 beds
- 4 baths
- Condominium

## CALL US NOW

Phone: 305.6000.958

Email: [www.cays.com](http://www.cays.com)

Address: Cays Realty - Miami Real Estate Company, 1000 5th Street Ste 1320, Miami Beach, FL 33139

BASIC FACTS

MLS #: A11528806	Post Updated: 2024-03-22 11:56:15
Bedrooms: 3	Bathrooms: 4
Bathrooms Half: 1	Bathrooms Full: 3
Area: 3395 sq ft	Lot Size Units: Square Feet
Year built: 2009	Status: Active
Type: Condominium	

ROOMS & UNITS DESCRIPTION

Unit Number: 3404	Number of Units in the Community: 200
-------------------	---------------------------------------

PROPERTY FEATURES

Exterior Features: Balcony,Security/High Impact Doors	Interior Features: Wet Bar,Bidet,Built-in Features,Bedroom on Main Level,Closet Cabinetry,Dual Sinks,First Floor Entry,High Ceilings,Living/Dining Room,Main Living Area Entry Level,Sitting Area in Primary,Separate Shower
Laundry Features: Laundry Tub	Waterfront Features: Ocean Front
Window Features: Blinds,Drapes,Impact Glass	Pool Features: Heated

CALL US NOW

Phone: 305.6000.958	
Email: <a href="http://www.cays.com">www.cays.com</a>	
Address: Cays Realty - Miami Real Estate Company, 1000 5th Street Ste 1320, Miami Beach, FL 33139	

<b>Parking Features:</b> Assigned,Attached,Covered,Garage,Two or More Spaces	<b>Security Features:</b> Door Man,Elevator Secured,Secured Garage/Parking,Fire Sprinkler System,Smoke Detector(s)
<b>Appliances:</b> Built-In Oven,Dryer,Dishwasher,Disposal,Microwave,Refrigerator,SelfRise Cleaning Oven,Washer	<b>Architectural Style:</b> High
<b>Association Amenities:</b> Beach Rights,Basketball Court,Billiard Room,Bike Storage,Business Center,Cabana,Clubhouse,Fitness Center,Library,Pool,Sauna,Spa/Hot Tub,Tennis Court(s),Elevator(s)	<b>Construction Materials:</b> Block
<b>Cooling:</b> Central Air,Electric	<b>Cooling Y/N:</b> 1
<b>Covered Spaces:</b> 2	<b>Flooring:</b> Tile,Wood
<b>Furnished:</b> Unfurnished	<b>Garage Spaces:</b> 2
<b>Garage Y/N:</b> 1	<b>Heating:</b> Central,Electric
<b>Heating Y/N:</b> 1	<b>Pets Allowed:</b> No Pet Restrictions,Yes
<b>View:</b> Bay,Intercoastal,Ocean	<b>View Y/N:</b> 1
<b>Entry Level:</b> 34	<b>Entry Location:</b> 34
<b>Patio and Porch Features:</b> Balcony,Open	<b>Property Attached Y/N:</b> 1
<b>Waterfront Y/N:</b> 1	<b>Attached Garage Y/N:</b> 1
<b>Stories:</b> 1	<b>Stories Total:</b> 41
<b>Utilities:</b> Cable Available	

PROPERTY DETAILS

<b>Builder Model:</b> 04	<b>Total Building Area:</b> 3395 sq ft
<b>Direction Faces:</b> East	<b>Subdivision Name:</b> 2711 HOLLYWOOD BEACH COND

CALL US NOW

Phone: 305.6000.958  
Email: www.cays.com  
Address: Cays Realty - Miami Real Estate Company, 1000 5th Street Ste 1320, Miami Beach, FL 33139

**Parcel Number:** 514224CE1730

**Possession:** Closing & Funding

**FEES & TAXES**

**Tax Annual Amount:** \$ 48,345.00

**Tax Year:** 2022

**Tax Legal Description:** 2711 HOLLYWOOD  
BEACH CONDO UNIT 3404 PER CDO CIN  
#108804254

**Association Fee:** \$ 3,605.00

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Association  
Management,Amenities,Common  
Areas,Insurance,Maintenance  
Structure,Reserve  
Fund,Sewer,Security,Trash,Water

**CALL US NOW**

Phone: 305.6000.958

Email: [www.cays.com](http://www.cays.com)

Address: Cays Realty - Miami Real Estate Company, 1000 5th Street Ste 1320, Miami Beach, FL 33139