



A12035329 SEFMLS© 2026



Price: \$339,900

MLS Number: A12035329

Condo / Town Home

140 S Dixie Hwy Unit 417, Hollywood, Florida 33020 USA

Beds: 2

Baths: 2

Living Area: 1,195

Unit: 417

HOA Fees: \$995

Year Built: 2007

Community: Hollywood Station

Subdivision: Hollywood Station

Elementary School: Colbert

Junior High: Olsen

High School: South Broward

ABOUT THIS PROPERTY

Special assessment already paid in full by seller â€” the only unit in the building without this added cost to the buyer. Enjoy the ease. Sweeping skyline views set the backdrop for a bright, open-concept layout with warm, wood-style flooring throughout. Closets. Impact-rated windows throughout provide both hurricane protection and exceptional sound insulation, creating a serene everyday convenience. A standout for convenience: this residence sits on the same floor as the building's gym and pool, putting billiards lounge. Pet-friendly, up to 2 dogs at 35 lbs each. A rare opportunity in the heart of downtown Hollywood. Just steps from area's best beaches a short drive away. 15 min to Airport. The association has reserves. Whether you're buying for yourself or



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