

1226 3RD STREET CIRCLE PALMETTO FL 34221

<https://candiscarmichael.com>



dji Mavic 2



BOATER AND NATURE LOVER'S DREAM IN THIS EXCEPTIONAL 4 BEDROOM/3BATHROOM TOWNHOME! Sellers are motivated! Located in the gorgeous gated community of the Hammocks at Riviera Dunes. Situated adjacent to a deep water protected harbor out to the Manatee river. The community amenities include: Boat slips for rent or purchase, Community center with workout area & [...]

- 4 beds
- 3 baths
- Residential
- Townhouse
- Active
- 2848 sq ft



Courtesy of

Listing Office: COLDWELL BANKER REALTY

Status: Active

Office ID: MFR283516202

MLS ID: MFRTB8430762



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8430762>

Basics

Bathrooms Full: 3

Category: Townhouse

Bedrooms: 4 beds

Half baths: 0 half baths

Area, sq ft: 2848 sq ft

Year built: 2005

SubdivisionName: HAMMOCKS AT RIVIERA
DUNES

GarageSpaces: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 3 floors

Lot size, sq ft: 2047 sq ft

View: Pool, Trees/Woods, Water

ListOfficeName: COLDWELL BANKER REALTY

ListAOR: mfrmls

Location Details

Township: 34

Elementary School: James Tillman Elementary

High School: Palmetto High

Road Surface Type: Asphalt

Middle Or Junior School: Lincoln Middle

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, L Dining, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Bamboo, Ceramic Tile, Concrete, Wood

Patio And Porch Features: Covered, Patio

Spa Features: In Ground

Waterfront Features: Marina in Community, Pond

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Balcony, Lighting, Outdoor Grill, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors, Tennis Court(s)

Security Features: Fire Alarm, Fire Sprinkler System, Gated Community, Secured Garage/Parking, Security Gate, Security System, Security System Owned, Smoke Detector(s)

Architectural Style: Custom, Mediterranean

Vegetation: Mature Landscaping, Oak Trees, Trees/Landscaped

Water Source: Public

Cooling: Central Air, Mini-Split Unit(s), Zoned

Furnished: Unfurnished

Appliances: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Range, Refrigerator, Washer

Laundry Features: Inside, Laundry Closet, Laundry Room

Pool Features: Deck, Gunite, In Ground

Waterfront YN: Yes

Parking Features: Driveway, Garage Door Opener, Ground Level, Guest

Attached Garage YN: Yes

Pets Allowed: Number Limit, Size Limit

Roof: Tile

Window Features: Blinds, Double Pane Windows, Shades, Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Natural Gas Connected, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

View: Pool, Trees/Woods, Water

Sewer: Public Sewer

Heating: Central, Natural Gas

Lot Features: City Limits, Paved, Private

Property Details

Subdivision Name: HAMMOCKS AT RIVIERA DUNES

Levels: Three Or More

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 2581620329

Direction Faces: South

Construction Materials: Block, Stucco

Property Condition: Completed



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Association Information

Association YN: Yes

Association Fee: 2367

Association Fee Frequency: Quarterly

Association Fee Includes: Common Area Taxes, Pool, Escrow Reserves Fund, Fidelity Bond, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Other, Pest Control, Private Road, Recreational Facilities, Security

Association Amenities: Clubhouse, Fitness Center, Gated, Maintenance, Pool, Recreation Facilities, Security, Tennis Court(s), Wheelchair Access

Community Features: Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

Fees&Taxes

Tax Year: 2024

Tax Annual Amount:
\$4,624

Tax Legal Description: LOT 6 HAMMOCKS AT RIVIERA DUNES
PB 44/20-23 PI#25816.2032/9

Tax Lot: 6

Green Building Info

Green Indoor Air Quality: Air Filters MERV 10+

Rooms



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Great Room	18x13	Second	13	18
Kitchen	15x12	Second	12	15
Dining Room	13x11	Second	11	13
Primary Bedroom	15x14	Third	14	15
Bedroom 2	15x13	Third	13	15
Bonus Room	24x24	First	24	24
Bathroom 3	14x13	Second		
Bathroom 2		Second		
Bathroom 1		First		

Amenities & Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

Spa Features: In Ground

CommunityFeatures: Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

ExteriorFeatures: Balcony, Lighting, Outdoor Grill, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors, Tennis Court(s)

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fire Hydrant, Natural Gas Connected, Public, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Connected

Amenities: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Range, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air, Mini-Split Unit(s), Zoned

Security Features: Fire Alarm, Fire Sprinkler System, Gated Community, Secured Garage/Parking, Security Gate, Security System, Security System Owned, Smoke Detector(s)

WindowFeatures: Blinds, Double Pane Windows, Shades, Window Treatments

PoolFeatures: Deck, Gunite, In Ground

Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, L Dining, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

ArchitecturalStyle: Custom, Mediterranean

Heating: Central, Natural Gas

Roof: Tile

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway, Garage Door Opener, Ground Level, Guest

Miscellaneous



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Ownership: Fee Simple

Occupant Type: Vacant

Other Equipment: Irrigation
Equipment

Showing Requirements: Supra Lock Box, Call Before
Showing, Call Listing Agent, ShowingTime



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE