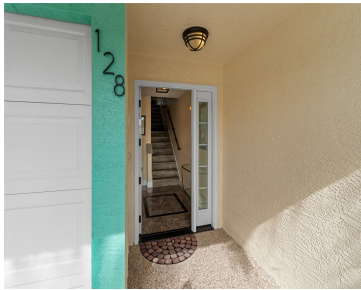


128 MARCDALE BOULEVARD INDIAN ROCKS BEACH FL 33785

https://candiscarmichael.com



Welcome to this fully renovated, like-new coastal contemporary waterfront townhome in the coveted Sunset Bay community—an exclusive 30-residence boutique enclave with no short-term rentals, ensuring privacy, tranquility, and true neighborhood charm. Perfectly positioned along the Intracoastal Waterway, this 3-bedroom, 3-bath residence offers panoramic water views, a private boat slip with 12,000-lb lift, and effortless indoor-outdoor [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1656 sq ft



Courtesy of

**Listing Office:** COASTAL PROPERTIES GROUP

**Status:** Active

**Office ID:** MFR260031369

**MLS ID:** MFRTB8465709

Description



Call us now

Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



**Virtual Tour:**

<https://player.vimeo.com/video/1151695770?byline=0&title=0&owner=0&name=0&logos=0&profile=0&profilepicture=0&vimeologo=0&portrait=0>

---

## Basics

**Bathrooms Full:** 3

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1656 sq ft

**Year built:** 1997

**ListOfficeName:** COASTAL PROPERTIES  
GROUP

**ListAOR:** mfrmls

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 3 floors

**Lot size, sq ft:** 906 sq ft

**SubdivisionName:** SUNSET BAY INDIAN ROCKS  
BEACH

**GarageSpaces:** 2

---

## Location Details

**Township:** 30

**Road Surface Type:** Asphalt

---

## Property Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Interior Features:** Built-in Features, Ceiling Fans(s), Open Floorplan, Primary Bedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s)

**Flooring:** Epoxy, Tile, Wood

**Fireplace YN:** Yes

**Parking Features:** Driveway, Garage Door Opener, Tandem

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Yes

**Roof:** Shingle

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Appliances:** Bar Fridge, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Water Filtration System, Water Purifier, Water Softener, Wine Refrigerator

**Laundry Features:** Inside, Laundry Closet

**Fireplace Features:** Wood Burning

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Balcony, Lighting, Misting System, Sliding Doors, Storage

**Window Features:** Skylight(s), Double Pane Windows, Insulated Windows

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Negotiable

---

## Property Details

**Subdivision Name:** SUNSET BAY INDIAN ROCKS BEACH

**Levels:** Three Or More

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional, VA Loan

**Parcel Number:** 12-30-14-87373-000-0140

**Direction Faces:** South

**Construction Materials:** Frame

---

## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Community Features:** Pool

**Association Fee:** 833.69

**Association Fee Includes:** Pool, Insurance, Maintenance Grounds, Pest Control, Sewer, Trash, Water



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$3,595

**Tax Legal Description:** SUNSET BAY LOT 14 TOGETHER WITH  
USE OF BOAT SLIP 10

**Tax Lot:** 14

---

## Rooms



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Foyer	5x9	First	9	5
Kitchen	11x13	Second	13	11
Dining Room	14x10	Second	10	14
Living Room	15x14	Second	14	15
Balcony/Porch/Lanai	6x9	Second	9	6
Office	12x11	Second	11	12
Bathroom 1	7.5x5	Second	5	7.5
Primary Bedroom	14x17	Third	17	14
Primary Bathroom	7x10	Third	10	7
Bedroom 3	12x11	Third	11	12
Bathroom 3	5x7.5	Third	7.5	5

## Amenities & Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Pool

**ExteriorFeatures:** Balcony, Lighting, Misting System, Sliding Doors, Storage

**Features:** Built-in Features, Ceiling Fans(s), Open Floorplan, PrimaryBedroom Upstairs, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Wood Burning

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**WindowFeatures:** Skylight(s), Double Pane Windows, Insulated Windows

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**Amenities:** Bar Fridge, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Water Filtration System, Water Purifier, Water Softener, Wine Refrigerator

---

## Building Details

**NewConstructionYN:** No

**Exterior material:** Frame

**Parking:** Driveway, Garage Door Opener, Tandem

**Heating:** Central, Electric

**Roof:** Shingle

---

## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Misting System

**Occupant Type:** Vacant

**Showing Requirements:** Supra Lock Box, Appointment Only, See Remarks, ShowingTime



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE