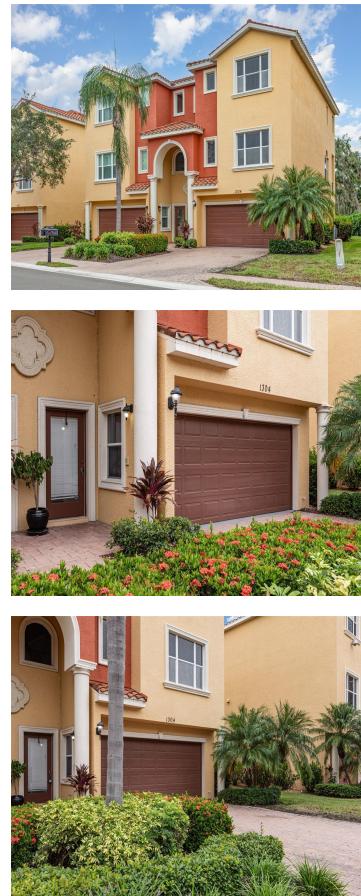


1304 3RD STREET CIRCLE PALMETTO FL 34221

<https://candiscarmichael.com>



Waterfront Living at Riviera Dunes. Just moments from the shimmering Manatee River and complete with your own boat slip in a protected marina, this exceptional residence is a dream come true for boaters and water enthusiasts. Imagine setting out on turquoise waters, the breeze in your hair, and the occasional glimpse of dolphins surfacing nearby—all [...]

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



Courtesy of

Listing Office: MARK SPAIN REAL ESTATE

Status: Active

Office ID: MFR261019292

MLS ID: MFRO6344094



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/O6344094>

Basics

Bathrooms Full: 4

Category: Townhouse

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 2117 sq ft

SubdivisionName: HAMMOCKS AT RIVIERA
DUNES

GarageSpaces: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 4 baths

Area, sq ft: 2848 sq ft

Year built: 2004

ListOfficeName: MARK SPAIN REAL ESTATE

ListAOR: mfrmls

Location Details

Township: 34

Road Surface Type: Paved

Property Features



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Interior Features: Ceiling Fans(s)	Appliances: Dishwasher, Microwave, Range, Refrigerator
Flooring: Carpet, Tile	Laundry Features: Electric Dryer Hookup, Laundry Room, Washer Hookup
Pool Private YN: Yes	Pool Features: In Ground
Garage YN: Yes	Attached Garage YN: Yes
Garage Spaces: 2	Pets Allowed: Yes
Exterior Features: Sliding Doors	Roof: Concrete, Tile
Utilities: Public	Water Source: Public
Sewer: Public Sewer	Cooling: Central Air
Heating: Central	

Property Details

Subdivision Name: HAMMOCKS AT RIVIERA DUNES	Parcel Number: 2581620619
Levels: Three Or More	Direction Faces: South
Foundation Details: Slab	Construction Materials: Stucco
Listing Terms: Cash, Conventional	

Association Information

Association YN: Yes	Association Fee: 2367
Association Fee Frequency: Quarterly	Association Fee Includes: Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Private Road
Association Amenities: Maintenance	Community Features: Association Recreation - Owned, Clubhouse, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water

Fees&Taxes



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Tax Year: 2024

Tax Annual Amount:

\$8,642

Tax Legal Description: LOT 11 HAMMOCKS AT RIVIERA DUNES

PB 44/20-23 PI#25816.2061/9

Tax Lot: 11

Rooms

Room type	Level
Kitchen	Second
Living Room	Second
Primary Bedroom	Third
Bedroom 2	Third
Bedroom 3	Third

Amenities & Features

Waterfront available: No

GarageYN: Yes

AttachedGarageYN: Yes

FireplaceYN: No

PoolPrivateYN: Yes

Cooling: Central Air

CommunityFeatures: Association Recreation - Owned, Clubhouse, Fitness Center, Gated Community - Guard, Irrigation-Reclaimed Water

ExteriorFeatures: Sliding Doors

PoolFeatures: In Ground

Utilities: Public

Features: Ceiling Fans(s)

Amenities: Dishwasher, Microwave, Range, Refrigerator



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Building Details

NewConstructionYN: No

Exterior material: Stucco

Heating: Central

Roof: Concrete, Tile

Miscellaneous

Ownership: Fee Simple

Occupant Type: Vacant

Showing Requirements: ShowingTime



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