

131 BEAUCLAIR BOULEVARD ST AUGUSTINE FL 32084

<https://candiscarmichael.com>



Make sure to check out the Virtual Tour for a 3D Model w/ Walkthrough, Floor Plan w/ Measurements, Video, & more! Fresh, modern, and designed with everyday living in mind, this 2023 built home in the St. Augustine Lakes subdivision offers the perfect blend of space, flexibility, and style. Featuring 4 bedrooms, 3.5 baths, and [...]

- 4 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 2265 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRFC317040



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <http://www.131beauclair.com/?idx=1>

Basics

Bathrooms Full: 3

Bathrooms Half: 1

Date added: Added 2 hours ago

Category: Single Family Residence

Type: Residential

Bedrooms: 4 beds

Bathrooms: 4 baths

Half baths: 1 half bath

Floors: 2 floors

Area, sq ft: 2265 sq ft

Lot size, sq ft: 5762 sq ft

Year built: 2023

View: Water

SubdivisionName: ST.AUGUSTINE LAKES PHASE 1B

ListOfficeName: EXP REALTY LLC

GarageSpaces: 2

ListAOR: mfrmls

Location Details

Township: 07

Road Surface Type: Paved

Road Responsibility: Public Maintained Road

High School: St. Augustine High School

Property Features



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Interior Features: Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Walk-In Closet(s)

Flooring: Carpet, Tile

Patio And Porch Features: Covered, Enclosed, Front Porch, Patio, Porch, Rear Porch, Screened

Waterfront Features: Pond

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Rain Gutters, Sidewalk, Sliding Doors

Roof: Shingle

Window Features: Blinds

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

View: Water

Sewer: Public Sewer

Heating: Central, Electric, Heat Pump

Lot Features: Cleared, In County, Irregular Lot, Landscaped, Level, Sidewalk, Paved

Appliances: Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Microwave, Range, Refrigerator

Laundry Features: Inside, Laundry Room

Waterfront YN: Yes

Parking Features: Driveway, Garage Door Opener, Ground Level, Off Street, Oversized

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK, Number Limit, Yes

Fencing: Other

Security Features: Smoke Detector(s)

Architectural Style: Contemporary

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Negotiable

Property Details

Subdivision Name: ST.AUGUSTINE LAKES PHASE 1B **Parcel Number:** 095416-0400

Levels: Two

Direction Faces: Southeast

Number Of Lots: 1

Foundation Details: Slab

Construction Materials: Block, Wood Siding

Listing Terms: Cash, Conventional, FHA, USDA Loan, VA Loan

Property Condition: Completed

Association Information



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Association YN: Yes

Association Fee Frequency: Quarterly

Association Amenities: Clubhouse, Playground, Pool, Recreation Facilities, Vehicle Restrictions

Association Fee: 187.5

Association Fee Includes: Pool, Maintenance Grounds, Trash

Community Features: Deed Restrictions, Playground, Pool, Sidewalks, Special Community Restrictions

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 2586

Tax Lot: 40

Tax Annual Amount: \$6,787

Tax Legal Description: 16/84-88 ST AUGUSTINE PHASE IB LOT 40 OR5826/929

Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	19x12	First	12	19
Dining Room	19x10	First	10	19
Great Room	15x15	First	15	15
Primary Bedroom	15x14	First	14	15
Primary Bathroom	11x21	First	21	11
Bathroom 2	6x3	First	3	6
Laundry	6x7	First	7	6
Loft	11x12	Second	12	11
Bedroom 2		Second		
Bathroom 3	12x8	Second	8	12
Bedroom 3	12x14	Second	14	12
Bedroom 4	12x12	Second	12	12
Bathroom 4	5x10	Second	10	5
Balcony/Porch/Lanai	12x10	First	10	12



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Amenities & Features

Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Smoke Detector(s)

WindowFeatures: Blinds

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

Amenities: Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Deed Restrictions, Playground, Pool, Sidewalks, Special Community Restrictions

ExteriorFeatures: Lighting, Rain Gutters, Sidewalk, Sliding Doors

Features: Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Walk-In Closet(s)

Building Details

ArchitecturalStyle: Contemporary

NewConstructionYN: No

Heating: Central, Electric, Heat Pump

Exterior material: Block, Wood Siding

Roof: Shingle

Parking: Driveway, Garage Door Opener, Ground Level, Off-street, Oversized

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment

Showing Requirements: Supra Lock Box, Appointment Only, Contact Call Center, ShowingTime



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