

1311 POWDERPUFF DRIVE DUNEDIN FL 34698

https://candiscarmichael.com



This 2 Bedroom, 2 bath, 970 sq ft. in the all-age community of San Christopher Villas nestled in the city of Dunedin is a fantastic opportunity for the first time homebuyer or someone looking to downsize. As you enter you will notice, there is updated tile flooring throughout, the kitchen has updated cabinets with an [...]

- 2 beds
- 2 baths
- Residential
- Villa
- Active
- 970 sq ft



Courtesy of

Listing Office: CENTURY 21 RE CHAMPIONS

Status: Active

Office ID: MFR283503541

MLS ID: MFRTB8418729



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8418729>

Basics

Unit Number: 1009

Date added: Added 2 months ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 0 sq ft

UnitNumber: 1009

ListOfficeName: CENTURY 21 RE CHAMPIONS

Bathrooms Full: 2

Category: Villa

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 970 sq ft

Year built: 1985

SubdivisionName: SAN CHRISTOPHER VILLAS

ListAOR: mfrmls

Location Details

Township: 28

Road Responsibility: Private Maintained Road

Middle Or Junior School: Dunedin Highland
Middle-PN

Road Surface Type: Asphalt, Paved

Elementary School: Garrison-Jones
Elementary-PN

High School: Dunedin High-PN

Property Features



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Interior Features: Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

Flooring: Tile

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

Carport YN: Yes

Pets Allowed: Cats OK, Number Limit, Size Limit

Roof: Shingle

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

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Dryer, Electric Water Heater, Range, Refrigerator, Washer

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Parking Features: Assigned, Covered, Off Street

Carport Spaces: 1

Exterior Features: Rain Gutters, Sidewalk

Architectural Style: Patio Home

Vegetation: Mature Landscaping

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: City Limits, Sidewalk, Paved, Private

Property Details

Subdivision Name: SAN CHRISTOPHER VILLAS

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 26-28-15-78650-002-1009

Direction Faces: Southwest

Construction Materials: Block, Stucco

Association Information

Association Fee Includes: Cable TV, Common Area Taxes, Pool, Internet, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Sewer, Trash, Water

Community Features: Buyer Approval Required, Clubhouse, Golf Carts OK, Pool, Sidewalks

Association Amenities: Cable TV, Clubhouse, Maintenance, Pool



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Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$1,741

Tax Legal Description: SAN CHRISTOPHER VILLAS CONDO
PHASE 2 UNIT 1009

Tax Lot: 1009

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	12x20	First	20	12
Kitchen	7.11x10	First	10	7.11
Florida Room	7x12	First	12	7
Primary Bedroom	11.8x13.3	First	13.3	11.8
Bedroom 2	11.1x9.4	First	9.4	11.1
Laundry	5.7x6	First	6	5.7

Amenities & Features

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Buyer Approval Required, Clubhouse, Golf Carts OK, Pool, Sidewalks

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

Amenities: Dryer, Electric Water Heater, Range, Refrigerator, Washer

GarageYN: No

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Rain Gutters, Sidewalk

Features: Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

Building Details

ArchitecturalStyle: Patio Home

Heating: Central, Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Assigned, Covered, Off-street

Miscellaneous

Ownership: Condominium

Occupant Type:
Vacant

Showing Requirements: Appointment Only, Lock Box Electronic-CBS Code Required, See Remarks, ShowingTime



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