

# 13364 BEACH BOULEVARD JACKSONVILLE FL 32224

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. REDUCED! Top Floor GATED community and the State SIRS report is done, with NO CDD plus amenities and NO NEW ASSESSMENTS on the horizon per the HOA! L@@K at what the Condo fee covers: Insurance; Maintenance Grounds; Maintenance Structure; Pest Control; Security; Trash, Sewer & Water. A\$K [...]

- 3 beds
- 2 baths
- Residential
- Condominium
- Active
- 1711 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Office ID:** MFR261010944

**Status:** Active

**MLS ID:** MFRFC313570



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



## Basics

**Unit Number:** 539

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 5 floors

**Lot size, sq ft:** 188 sq ft

**UnitNumber:** 539

**SubdivisionName:** WOLF CREEK CONDO

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1711 sq ft

**Year built:** 2006

**View:** Water

**ListOfficeName:** EXP REALTY LLC

## Location Details

**Township:** 02

**Road Surface Type:** Asphalt

**Road Responsibility:** Public Maintained Road

## 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), Elevator, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

**Flooring:** Ceramic Tile, Luxury Vinyl

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

**Exterior Features:** Balcony

**Security Features:** Fire Sprinkler System, Gated Community, Smoke Detector(s)

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central

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

**Laundry Features:** Inside, Laundry Room

**Pets Allowed:** Yes

**Roof:** Shingle

**Window Features:** Blinds, Window Treatments

**Vegetation:** Mature Landscaping, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** Sidewalk, Paved

## Property Details

**Subdivision Name:** WOLF CREEK CONDO **Parcel Number:** 167067-2526

**Levels:** One

**Property Attached YN:** Yes

**Direction Faces:** West

**Foundation Details:** Slab

**Construction Materials:** Block

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

**Property Condition:** Completed

## Association Information

**Association YN:** Yes

**Association Fee Includes:** Pool, Escrow Reserves Fund, Insurance, Maintenance Structure, Maintenance Grounds, Maintenance, Pest Control, Private Road, Sewer, Trash, Water

**Association Amenities:** Clubhouse, Elevator(s), Fitness Center, Gated, Pool, Spa/Hot Tub

**Community Features:** Association Recreation - Owned, Community Mailbox, Fitness Center, Gated Community - No Guard, Pool, Sidewalks



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:**  
\$4,614

**Tax Legal Description:** 35-2S-28E WOLF CREEK CONDOMINIUM  
PHASE VI UNIT 539 BLDG 5 1/400TH INT COMMON ELEMENTS O/R  
13439-148

**Tax Lot:** 5

## Rooms

Room type	Level
Primary Bedroom	First
Kitchen	First
Great Room	First
Living Room	First

## Amenities & Features



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Fire Sprinkler System, Gated Community, Smoke Detector(s)

**WindowFeatures:** Blinds, Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Sewer Connected, Water Connected

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

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Association Recreation - Owned, Community Mailbox, Fitness Center, Gated Community - No Guard, Pool, Sidewalks

**ExteriorFeatures:** Balcony

**Features:** Ceiling Fans(s), Elevator, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)

## Building Details

**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Central

**Roof:** Shingle

## Miscellaneous

**Ownership:** Condominium

**Occupant Type:**  
Vacant

**Showing Requirements:** Combination Lock Box, Gate Code Required, Lockbox, Locked Gate, See Remarks, ShowingTime



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

