1864 BRAE MOOR DRIVE DUNEDIN FL 34698

https://candiscarmichael.com









Welcome to your slice of Dunedin paradise! This beautifully updated 3bedroom, 2-bath pool home perfectly blends Florida charm with modern comfort—nestled in one of Dunedin's most desirable golf cart-friendly neighborhoods. Step inside to find 1,832 sq ft of bright, open living space with a split-bedroom layout for privacy. The primary suite opens directly to the [...]

- 2 baths



Courtesy of

Listing Office: COASTAL PROPERTIES GROUP INTERNATIONAL

Status: Active MLS ID: MFRTB8409654

Office ID: MFR260031031



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Phone: 727-888-3292



Description

Virtual Tour: https://hdmphotography.hd.pics/1864-BraeMoor-Dr/idx

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 10119 sq ft

View: Pool

ListOfficeName: COASTAL PROPERTIES GROUP

INTERNATIONAL

ListAOR: mfrmls

Date added: Added 1 month ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1832 sq ft

Year built: 1980

SubdivisionName: BRAE-MOOR SOUTH

GarageSpaces: 2

Location Details

Township: 28 Road Surface Type: Asphalt

Road Responsibility: Public Maintained Road **Elementary School:** Garrison-Jones

Elementary-PN

Middle Or Junior School: Palm Harbor Middle- High School: Dunedin High-PN

PΝ

Property Features





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Interior Features: Ceiling Fans(s),

Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In

Closet(s)

Flooring: Carpet, Ceramic Tile, Wood

Patio And Porch Features: Covered, Rear Porch Pool Private YN: Yes

Pool Features: Gunite, In Ground, Lighting, Pool

Sweep, Salt Water

Fireplace Features: Family Room, Masonry,

Stone, Wood Burning

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Private Mailbox, Rain Barrel/Cistern(s), Rain Gutters, Sidewalk,

Sliding Doors

Roof: Shingle

Architectural Style: Ranch

Vegetation: Bamboo, Mature Landscaping,

Trees/Landscaped

Water Source: Public

Cooling: Central Air, Humidity Control

Furnished: Unfurnished

Appliances: Convection Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Fireplace YN: Yes

Parking Features: Curb Parking,

Driveway, Garage Door Opener, Off Street,

On Street, Parking Pad

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK, Number

Limit

Fencing: Board, Fenced, Wood

Window Features: ENERGY STAR Qualified Windows, Storm Window(s)

Utilities: Cable Connected, Electricity

Connected, Public, Sewer Connected, Water

Connected

View: Pool

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: City Limits, Landscaped,

Level, Private, Sidewalk, Paved

Property Details

Subdivision Name: BRAE-MOOR SOUTH

Levels: One

Foundation Details: Block, Concrete Perimeter

Listing Terms: Cash, Conventional

Parcel Number: 23-28-15-10742-000-0950

Direction Faces: East

Construction Materials: Block

Property Condition: Completed



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Association Information

Association YN: Yes **Association Fee:** 50

Association Fee Frequency: Community Features: Deed Restrictions, Golf Carts OK,

Annually Irrigation-Reclaimed Water, Sidewalks, Street Lights

Fees&Taxes

Tax Year: 2024 Tax Annual Amount: \$2,529

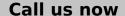
Tax Legal Description: BRAE-MOOR SOUTH LOT 95 Tax Lot: 95

Green Building Info

Green Indoor Air Quality: Moisture Control, No/Low VOC Paint/Finish

Rooms





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Room type	Dimensions	Level	Length	Width
Living Room	17x13	First	13	17
Dining Room	10x11	First	11	10
Kitchen	10x11	First	11	10
Family Room	24x16	First	16	24
Primary Bedroom	12x15	First	15	12
Primary Bathroom	5x10	First	10	5
Bedroom 2	11x13	First	13	11
Bedroom 3	10x15	First	15	10
Bathroom 2	7x8	First	8	7
Laundry	6x6	First	6	6

Amenities & Features





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Waterfront available: No AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Deed Restrictions, Golf Carts OK, Irrigation-Reclaimed Water, Sidewalks,

Street Lights

ExteriorFeatures: Lighting, Private Mailbox, Rain Barrel/Cistern(s), Rain Gutters, Sidewalk, Sliding

Doors

Utilities: Cable Connected, Electricity Connected,

Public, Sewer Connected, Water Connected

GarageYN: Yes **FireplaceYN:** Yes

Cooling: Central Air, Humidity Control

WindowFeatures: ENERGY STAR Qualified

Windows, Storm Window(s)

PoolFeatures: Gunite, In Ground, Lighting,

Pool Sweep, Salt Water

Features: Ceiling Fans(s), Family Room, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Masonry, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone, Thermostat, Walk-In Closet(s), Wood Burning

Amenities: Convection Oven, Dishwasher,

Disposal, Dryer, Electric Water Heater, Exhaust Fan,

Microwave, Refrigerator, Washer

Building Details

ArchitecturalStyle: Ranch NewConstructionYN: No Heating: Central, Electric Exterior material: Block

Roof: Shingle **Parking:** Curb Parking, Driveway, Garage Door Opener, Off-street,

On-street, Parking Pad

Miscellaneous

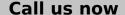
Ownership: Fee Simple

Occupant Type:
Vacant

Showing Requirements: Supra Lock Box, Lock Box Electronic, See

Remarks, ShowingTime





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