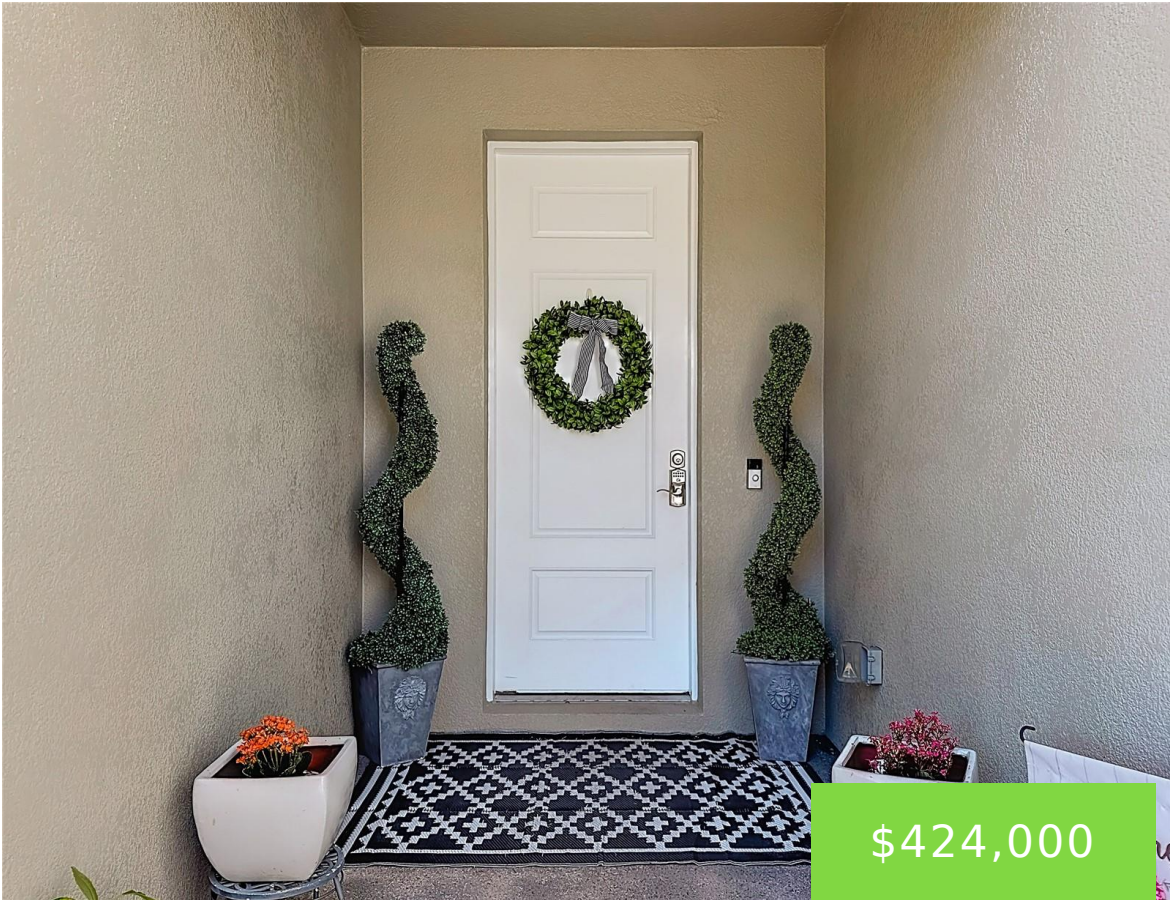


1962 MARLINGTON WAY CLEARWATER FL 33763

<https://candiscarmichael.com>



\$424,000



Come see this beautiful, light-filled townhome with a spacious open floor plan and soaring 9.5-foot ceilings. A wall of pocketing sliding glass doors opens wide to a screened lanai, creating an airy indoor-outdoor flow with tranquil pond views and stunning sunset backdrops. Quality construction, paired with meticulous ownership and tasteful upgrades, make this home truly [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1603 sq ft



Courtesy of

Listing Office: CHARLES RUTENBERG REALTY INC

Status: Active

Office ID: MFR260000779

MLS ID: MFRTB8470894



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Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://nodalview.com/s/0sK7S92Pz9iuAOJXK0mS6w>

Basics

Bathrooms Full: 2

Date added: Added 4 months ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 1603 sq ft

Year built: 2018

SubdivisionName: MONTCLAIR LAKE TWNHMS - PH 1

GarageSpaces: 2

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Lot size, sq ft: 2130 sq ft

View: Water

ListOfficeName: CHARLES RUTENBERG REALTY INC

ListAOR: mfrmls

Location Details

Township: 29

Road Surface Type: Asphalt

Property Features



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THE STANDARD OF EXCELLENCE

Interior Features: Cathedral Ceiling(s), Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Upstairs, Solid Wood Cabinets, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile, Luxury Vinyl

Patio And Porch Features: Rear Porch, Screened

Waterfront Features: Pond

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK, Yes

Roof: Shingle

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

View: Water

Sewer: Public Sewer

Heating: Central

Appliances: Dishwasher, Disposal, Microwave, Range, Refrigerator, Water Softener

Laundry Features: Inside, Laundry Closet, Upper Level

Waterfront YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Sidewalk, Sliding Doors

Window Features: Blinds, Drapes, Low-Emissivity Windows, Rods, Window Treatments

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: MONTCLAIR LAKE TWNHMS - PH 1

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA

Parcel Number: 06-29-16-58470-000-0190

Direction Faces: Northeast

Construction Materials: Block

Association Information



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Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Gated, Pool

Association Fee: 439

Association Fee Includes: Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Internet, Maintenance Structure, Maintenance Grounds, Pest Control, Private Road, Recreational Facilities

Community Features: Gated Community - No Guard, Pool, Sidewalks

Fees&Taxes

Tax Year: 2024

Tax Legal Description: MONTCLAIR LAKE TOWNHOMES - PHASE 1 LOT 19

Tax Annual Amount: \$5,321

Tax Lot: 19

Rooms

Room type	Dimensions	Level	Length	Width
Great Room	24x13.5	First	13.5	24
Kitchen	15x10.5	First	10.5	15
Primary Bedroom	14x13.5	Second	13.5	14
Bedroom 2	13x12	Second	12	13
Bedroom 3	14x11	Second	11	14

Amenities & Features



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Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Gated Community - No Guard, Pool, Sidewalks

ExteriorFeatures: Sidewalk, Sliding Doors

Features: Cathedral Ceiling(s), Ceiling Fans(s), High Ceilings, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Wood Cabinets, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds, Drapes, Low-Emissivity Windows, Rods, Window Treatments

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

Amenities: Dishwasher, Disposal, Microwave, Range, Refrigerator, Water Softener

Building Details

NewConstructionYN: No

Exterior material: Block

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type:
Owner

Showing Requirements: Supra Lock Box, 24 Hour Notice, Appointment Only, Gate Code Required, ShowingTime



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