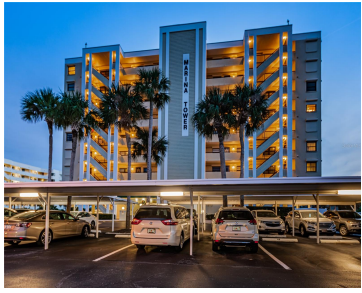


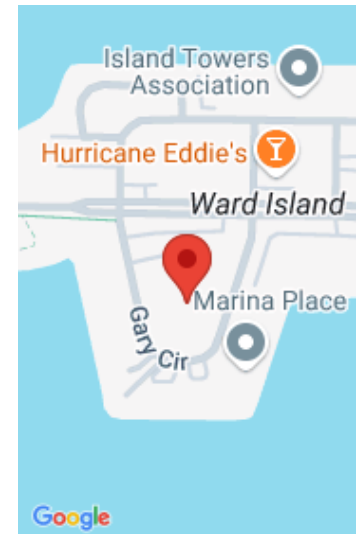
# 2530 GARY CIR DUNEDIN FL 34698

<https://candiscarmichael.com>



Such a gorgeous corner end unit at Marina Towers, very sought after! This is a turnkey unit designed by a professional decorator and wood craftsman. Lovely furniture, with a modern twist, with just the right designer accents! Crown molding, tray ceilings, new higher baseboards, mostly new hardwood flooring, again exemplifying the new era. Soft drapes [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1154 sq ft



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Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Courtesy of

**Listing Office:** COLDWELL BANKER REALTY

**Status:** Active

**Office ID:** MFR260000668

**MLS ID:** MFRTB8356312

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## Description

**Virtual Tour:** <https://virtual-tour.aryeo.com/sites/zegggbe/unbranded>

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## Basics

**Unit Number:** 401

**Date added:** Added 1 week ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 9 floors

**Lot size, sq ft:** 82052 sq ft

**UnitNumber:** 401

**SubdivisionName:** MARINA TOWER A CONDO

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1154 sq ft

**Year built:** 1985

**View:** Water

**ListOfficeName:** COLDWELL BANKER REALTY

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## Location Details

**Township:** 28

**Elementary School:** San Jose Elementary-PN

**High School:** Dunedin High-PN

**Road Surface Type:** Paved

**Middle Or Junior School:** Dunedin Highland Middle-PN

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## Property Features



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**Interior Features:** Accessibility Features, Coffered Ceiling(s), Crown Molding, Eat-in Kitchen, Elevator, Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Wet Bar, Window Treatments

**Flooring:** Ceramic Tile, Wood

**Pool Features:** Deck, Gunite, Heated, In Ground, Lap, Lighting, Outside Bath Access, Tile

**Carport Spaces:** 1

**Exterior Features:** Balcony, Hurricane Shutters, Lighting, Outdoor Shower, Private Mailbox, Sidewalk, Sliding Doors, Sprinkler Metered, Storage

**Roof:** Membrane

**Window Features:** Blinds, Drapes, Impact Glass/Storm Windows, Insulated Windows, Rods, Shutters, Window Treatments

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Phone Available, Public, Sewer Connected, Street Lights, Underground Utilities, Water Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Flood Insurance Required, FloodZone, City Limits, Near Golf Course, Near Marina, Near Public Transit, Sidewalk, Paved

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

**Laundry Features:** Electric Dryer Hookup, In Kitchen, Inside, Laundry Closet, Washer Hookup

**Carport YN:** Yes

**Pets Allowed:** No

**Fencing:** Vinyl

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Fire Sprinkler System, Key Card Entry, Security Lights

**Architectural Style:** Traditional

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Turnkey

**Accessibility Features:** Accessible Approach with Ramp, Accessible Elevator Installed, Accessible Entrance

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## Property Details

**Subdivision Name:** MARINA TOWER A CONDO

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 15-28-15-55259-000-0401

**Direction Faces:** Southwest

**Construction Materials:** Block, Stucco



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## Association Information

**Association Fee Includes:** Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Pest Control, Sewer, Trash, Water

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Pool

**Association Amenities:** Cable TV, Clubhouse, Elevator(s), Fitness Center, Handicap Modified, Lobby Key Required, Maintenance, Pool, Storage, Wheelchair Access

## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** MARINA TOWER, A CONDO UNIT 401

**Tax Annual Amount:** \$5,906

**Tax Lot:** 0401

## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	9x13	First	13	9
Bedroom 2	12x12	First	12	12
Primary Bedroom	12x16	First	16	12
Living Room	13x15	First	15	13
Balcony/Porch/Lanai	7x12	First	12	7
Dining Room	12x15	First	15	12



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Fire Sprinkler System, Key Card Entry, Security Lights

**WindowFeatures:** Blinds, Drapes, Impact Glass/Storm Windows, Insulated Windows, Rods, Shutters, Window Treatments

**PoolFeatures:** Deck, Gunite, Heated, In Ground, Lap, Lighting, Outside Bath Access, Tile

**Features:** Accessibility Features, Coffered Ceiling(s), Crown Molding, Eat-in Kitchen, Elevator, Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Wet Bar, Window Treatments

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Pool

**ExteriorFeatures:** Balcony, Hurricane Shutters, Lighting, Outdoor Shower, Private Mailbox, Sidewalk, Sliding Doors, Sprinkler Metered, Storage

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Phone Available, Public, Sewer Connected, Street Lights, Underground Utilities, Water Connected

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

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## Building Details

**ArchitecturalStyle:** Traditional

**Heating:** Central, Electric

**Roof:** Membrane

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

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## Miscellaneous

**Ownership:**  
Condominium

**Disclosures:** Flood Disclosure, HOA/PUD/Condo Disclosure, Milestone Inspection, Structural Integrity Reserve Study

**Occupant Type:** Owner

**Showing Requirements:** Supra Lock Box, Call Before Showing, Call Listing Agent, Lock Box Electronic



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