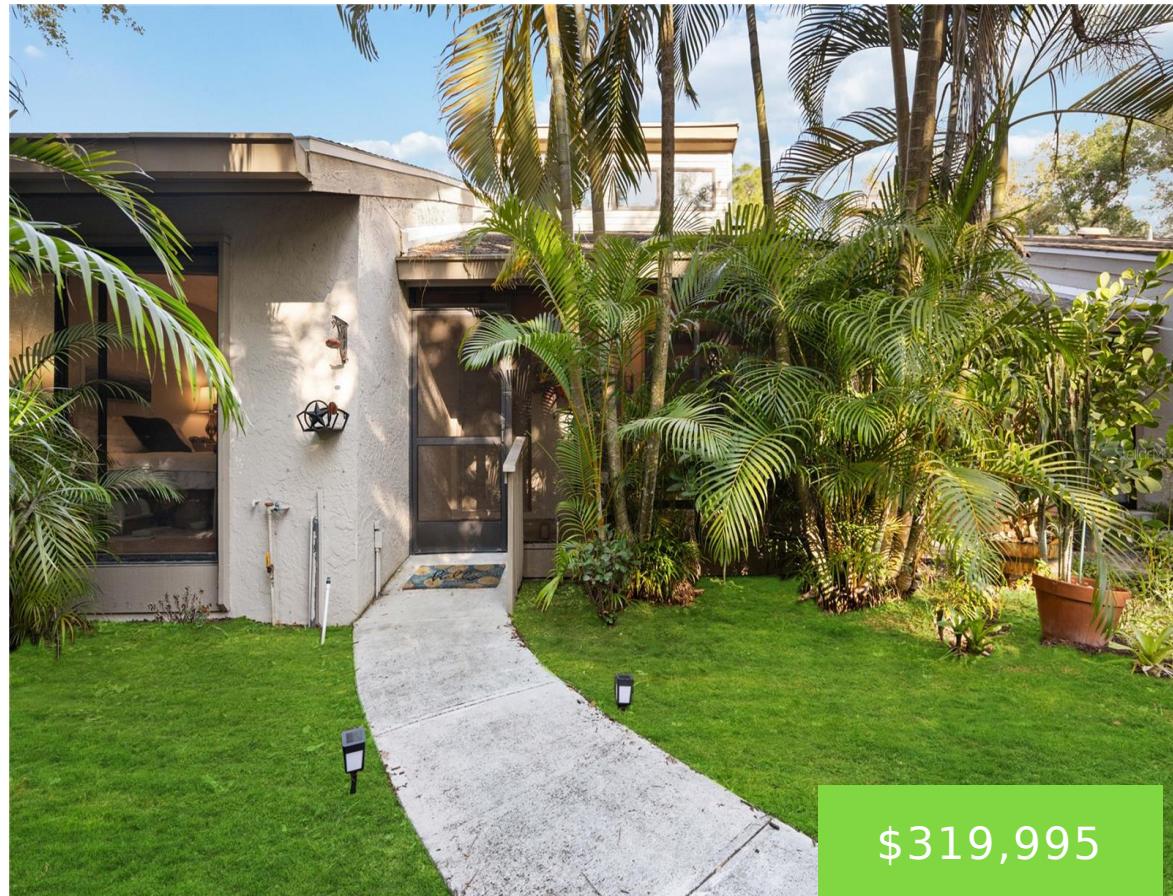


2584 ARBORETUM CIRCLE SARASOTA FL 34232

<https://candiscarmichael.com>



\$319,995

Welcome to tranquil living in the heart of Sarasota! A serene retreat tucked among lush tropical landscaping in one of Sarasota's most charming communities. This light-filled home blends peaceful privacy with elegant comfort, creating a truly special place to call home. Step inside and be greeted by soaring ceilings, abundant natural light, and a spacious [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1244 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Office ID: MFR805521714

Status: Active

MLS ID: MFRA4671220



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4671220>

Basics

Unit Number: 20

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 0 sq ft

UnitNumber: 20

SubdivisionName: ARBOREAL PH 2

ListAOR: mfrmls

Bathrooms Full: 2

Category: Condominium

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1244 sq ft

Year built: 1982

View: Trees/Woods

ListOfficeName: REAL BROKER, LLC

Location Details

Township: 36

Road Surface Type: Asphalt

Property Features



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Interior Features: Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Vaulted Ceiling(s)

Flooring: Ceramic Tile, Hardwood

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

Carport Spaces: 1

Exterior Features: Sliding Doors, Storage

Utilities: Public

View: Trees/Woods

Sewer: Public Sewer

Heating: Central, Electric

Appliances: Dishwasher, Disposal, Electric Water Heater, Range, Refrigerator

Laundry Features: Laundry Room

Carport YN: Yes

Pets Allowed: Cats OK, Dogs OK, Number Limit, Yes

Roof: Shingle

Vegetation: Fruit Trees, Mature Landscaping, Trees/Landscaped, Wooded

Water Source: Public

Cooling: Central Air

Furnished: Negotiable

Property Details

Subdivision Name: ARBOREAL PH 2

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 0062082002

Direction Faces: East

Construction Materials: Stucco

Association Information

Association YN: Yes

Association Fee Includes: Pool, Escrow Reserves Fund, Maintenance Grounds, Management, Recreational Facilities

Community Features: Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Pool, Tennis Court(s)

Association Fee Frequency:
Monthly

Association Amenities:
Fitness Center, Recreation Facilities, Tennis Court(s)

Fees&Taxes



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Tax Year: 2024

Tax Annual Amount: \$3,289

Tax Legal Description: UNIT 20 BLDG 4 ARBOREAL PHASE 2

Tax Lot: 20

Rooms

Room type	Level
Balcony/Porch/Lanai	First
Primary Bedroom	First
Bedroom 2	First
Living Room	First
Primary Bathroom	First
Bathroom 2	First
Kitchen	First

Amenities & Features



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Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Pool, Tennis Court(s)

Utilities: Public

GarageYN: No

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Sliding Doors, Storage

Features: Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Vaulted Ceiling(s)

Amenities: Dishwasher, Disposal, Electric Water Heater, Range, Refrigerator

Building Details

NewConstructionYN: No

Heating: Central, Electric

Exterior material: Stucco

Roof: Shingle

Miscellaneous

Ownership: Condominium **Home Warranty YN:** Yes

Occupant Type: Owner **Showing Requirements:** Supra Lock Box, See Remarks, ShowingTime



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