#### **3069 SUNSET BOULEVARD BELLEAIR BLUFFS FL 33770**

https://candiscarmichael.com

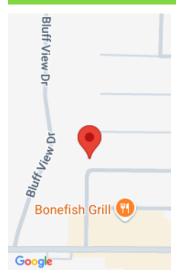








- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2403 sq ft



Welcome to this exquisite custom-built residence, ideally located less than a mile from the beach and situated high and dry—no flood insurance required! This 3-bedroom, 3-bathroom home, constructed in 1998, has been thoughtfully updated to offer a perfect blend of elegance and modern functionality. Step inside to discover an open floor plan accentuated by soaring [...]



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# **Courtesy of**

**Listing Office:** COASTAL PROPERTIES GROUP INTERNATIONAL **Office ID:** MFR260031031

Status: Active MLS ID: MFRU8252140

# **Description**

**Virtual Tour:** https://floridavisualmarketing.com/view/?s=1634265&d=3673&nohit=1

#### **Basics**

**Category:** Single Family Residence **Type:** Residential

**Bedrooms: 3** beds **Bathrooms: 3** baths

**Half baths: 0** half baths **Floors: 1** floor

**Area, sq ft: 2403** sq ft **Lot size, sq ft: 10794** sq ft

**Year built:** 1998 **SubdivisionName:** SUNSET BLUFF ESTATES

**ListOfficeName:** COASTAL PROPERTIES GROUP **GarageSpaces:** 3

INTERNATIONAL

ListAOR: mfrmls

#### **Location Details**

Township: 29 Road Surface Type: Asphalt

Road Responsibility: Public Maintained Road

## **Property Features**



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Interior Features: Ceiling Fans(s), Coffered Ceiling(s), Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Carpet, Tile

Patio And Porch Features: Covered, Deck,

Patio, Screened

**Pool Features:** Auto Cleaner, Gunite, Heated, Lighting, Outside Bath Access, Screen Enclosure,

Tile

Fireplace Features: Family Room

Garage YN: Yes
Garage Spaces: 3

**Exterior Features:** Irrigation System, Lighting, Private Mailbox, Rain Gutters, Sidewalk, Sliding

Doors, Sprinkler Metered

Roof: Shingle

Window Features: Double Pane Windows,

Shutters

Vegetation: Trees/Landscaped

Sewer: Public Sewer

**Heating:** Electric, Heat Pump

**Appliances:** Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Gas Water Heater, Ice Maker, Kitchen Reverse Osmosis System, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Filtration System, Water Softener, Wine Refrigerator

Laundry Features: Inside, Laundry Room

**Pool Private YN:** Yes

Fireplace YN: Yes

Parking Features: Circular Driveway,

Garage Door Opener, Oversized

**Attached Garage YN:** Yes

Pets Allowed: Yes

Fencing: Fenced, Vinyl

**Security Features:** Secured Garage / Parking, Security Lights, Smoke Detector(s)

**Utilities:** Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler Meter, Street Lights, Water

Connected

Water Source: Public

Cooling: Central Air

Lot Features: Corner Lot, City Limits,

Landscaped, Sidewalk, Paved

## **Property Details**

**Subdivision Name: SUNSET BLUFF ESTATES** 

Levels: One

Foundation Details: Stem Wall

Listing Terms: Cash, Conventional

Parcel Number: 32-29-15-87552-003-0010

**Direction Faces:** South

Construction Materials: Block, Stucco



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# **Association Information**

Community Features: Playground, Sidewalks

#### Fees&Taxes

## **Rooms**

Room type	Dimensions	Level	Length	Width
Living Room	18x17	First	17	18
Kitchen	16x20	First	20	16
Primary Bedroom	16x21	First	21	16
Dining Room	12x15	First	15	12
Bedroom 2	11x12	First	12	11
Bedroom 3	12x12	First	12	12
Den	14x14	First	14	14





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**Amenities & Features** 

Waterfront available: No

AttachedGarageYN: Yes FireplaceYN: Yes

PoolPrivateYN: Yes Cooling: Central Air

**Security Features:** Secured Garage / **CommunityFeatures:** Playground, Sidewalks Parking, Security Lights, Smoke Detector(s)

GarageYN: Yes

**WindowFeatures:** Double Pane Windows, Shutters **ExteriorFeatures:** Irrigation System, Lighting, Private Mailbox, Rain Gutters, Sidewalk, Sliding

Doors, Sprinkler Metered

**PoolFeatures:** Auto Cleaner, Gunite, Heated, Lighting, Outside Bath Access, Screen **Utilities:** Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler

Enclosure, Tile Meter, Street Lights, Water Connected

Features: Ceiling Fans(s), Coffered Ceiling(s),
Crown Molding, Eat-in Kitchen, Family Room,
High Ceilings, Kitchen/Family Room Combo,
Open Floorplan, Primary Bedroom Main Floor,
Solid Surface Counters, Solid Wood Cabinets,
Split Bedroom, Stone Counters, Thermostat,

Amenities: Built-In Oven, Cooktop,
Dishwasher, Disposal, Dryer, Gas Water
Heater, Ice Maker, Kitchen Reverse Osmosis
System, Microwave, Range Hood, Refrigerator,
Tankless Water Heater, Washer, Water
Filtration System, Water Softener, Wine

Tray Ceiling(s), Walk-In Closet(s), Window Refrigerator

**Treatments** 

## **Building Details**

NewConstructionYN: No Heating: Electric, Heat Pump

**Exterior material:** Block, Stucco **Roof:** Shingle

Parking: Circular Driveway, Garage Door Opener, Oversized

## **Miscellaneous**

Ownership: Fee Simple Disclosures: Seller Property Disclosure

Occupant Type: Owner Other Equipment: Generator, Irrigation Equipment

Other Structures: Shed(s) Showing Requirements: 24 Hour Notice, Appointment Only,

Listing Agent Must Accompany, ShowingTime





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