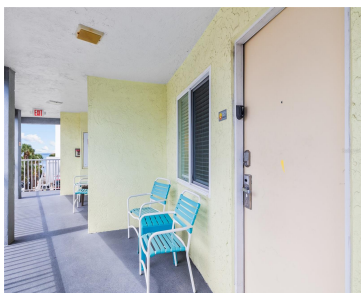
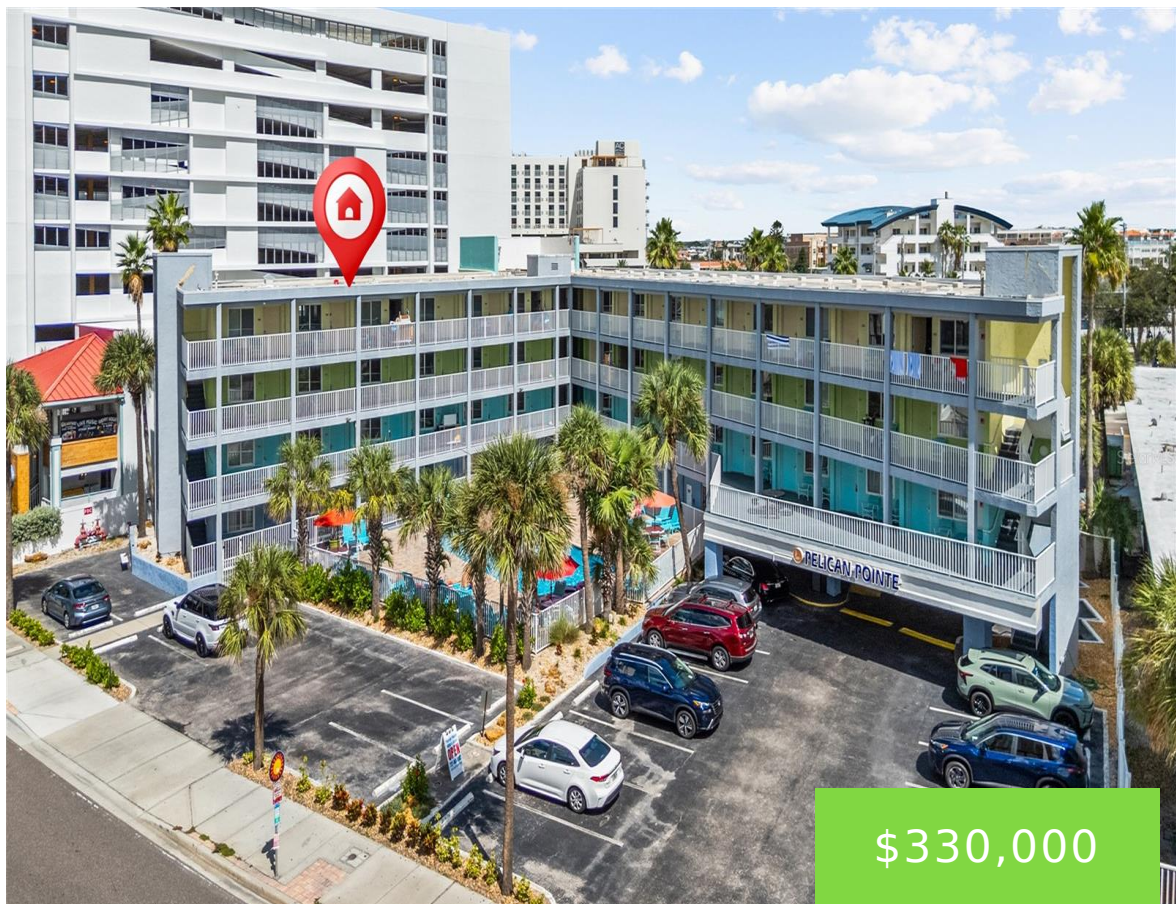


445 GULFVIEW BOULEVARD CLEARWATER BEACH FL 33767  
https://candiscarmichael.com



EXCITING OPPORTUNITY - INCOME PRODUCING BEACH GETAWAY WITH GULF VIEWS! Welcome to your dream investment and vacation escape on world-famous Clearwater Beach, consistently ranked among TripAdvisor's Top 10 Beaches (& ranked #1 in 2016, 2018, 2019, 2021, 2023). Travel & Leisure named Clearwater Beach as one of the Top 15 White-Sand Beaches in the world [...]

- 1 bed
- 1 bath
- Residential
- Condo - Hotel
- Active
- 369 sq ft



Courtesy of

**Listing Office:** EXP REALTY LLC  
**Status:** Active

**Office ID:** MFR261010944  
**MLS ID:** MFRTB8434513



**Call us now**  
Phone: 727-888-3292  
Email: RealtorCandis@gmail.com



---

## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8434513>

---

## Basics

<b>Unit Number:</b> 412	<b>Bathrooms Full:</b> 1
<b>Date added:</b> Added 2 months ago	<b>Category:</b> Condo - Hotel
<b>Type:</b> Residential	<b>Bedrooms:</b> 1 bed
<b>Bathrooms:</b> 1 bath	<b>Half baths:</b> 0 half baths
<b>Floors:</b> 4 floors	<b>Area, sq ft:</b> 369 sq ft
<b>Year built:</b> 1973	<b>UnitNumber:</b> 412
<b>View:</b> Water	<b>SubdivisionName:</b> PELICAN POINTE ON CLEARWATER BEACH CONDO
<b>ListOfficeName:</b> EXP REALTY LLC	<b>ListAOR:</b> mfrmls

---

## Location Details

**Township:** 29      **Road Surface Type:** Asphalt

---

## Property Features

<b>Interior Features:</b> Open Floorplan, Window Treatments	<b>Appliances:</b> Microwave, Refrigerator
<b>Flooring:</b> Ceramic Tile	<b>Laundry Features:</b> Common Area
<b>Parking Features:</b> Assigned	<b>Pets Allowed:</b> No
<b>Exterior Features:</b> Balcony, Lighting, Sidewalk	<b>Roof:</b> Built-Up
<b>Utilities:</b> BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected	<b>View:</b> Water
<b>Water Source:</b> Public	<b>Sewer:</b> Public Sewer
<b>Cooling:</b> Central Air	<b>Heating:</b> Central



**Call us now**

Phone: 727-888-3292

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



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

---

## Property Details

**Subdivision Name:** PELICAN POINTE ON CLEARWATER BEACH CONDO

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 07-29-15-68280-000-4120

**Direction Faces:** Southwest

**Construction Materials:** Block

---

## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Cable TV, Elevator(s), Laundry, Maintenance, Other, Pool, Recreation Facilities

**Association Fee:** 735

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

**Community Features:** Deed Restrictions, Pool, Street Lights

---

## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** PELICAN POINTE ON CLEARWATER BEACH CONDO UNIT 412

**Tax Annual Amount:** \$4,546

**Tax Lot:** 00

---

## Green Building Info

**Green Energy Generation:** Solar

---

## Rooms



**Call us now**

Phone: 727-888-3292

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



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Primary Bedroom	15x12	First	12	15
Living Room	12x9	First	9	12
Dinette	6x7	First	7	6
Kitchen	5x7	First	7	5

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Deed Restrictions, Pool, Street Lights

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected

**Amenities:** Microwave, Refrigerator

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Balcony, Lighting, Sidewalk

**Features:** Open Floorplan, Window Treatments

## Building Details

**NewConstructionYN:** No

**Exterior material:** Block

**Parking:** Assigned

**Heating:** Central

**Roof:** Built-up

## Miscellaneous



**Call us now**

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Ownership:** Condominium

**Occupant Type:**  
Tenant

**Showing Requirements:** 24 Hour Notice, Appointment Only, Call Before Showing, Call Listing Agent, Combination Lock Box



**Call us now**

Phone: 727-888-3292

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



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE