

# 606 RIVIERA DUNES WAY PALMETTO FL 34221

<https://candiscarmichael.com>



RARELY AVAILABLE WATERFRONT CORNER RESIDENCE WITH TWO PRIVATE BALCONIES - FURNISHED & MOVE-IN READY IN RIVIERA DUNES Here's your opportunity to own a beautifully maintained 3-BEDROOM, 2-BATH WATERFRONT CORNER CONDO with EXPANSIVE MARINA AND WATER VIEWS in the highly sought-after Laguna at Riviera Dunes in Palmetto. This RARE END UNIT stands apart with TWO SEPARATE [...]

- 3 beds
- 2 baths
- Residential
- Condominium
- Active
- 2115 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRTB8495294



### Call us now

Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://www.youtube.com/embed/7bN4jr6vx7U>

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## Basics

**Unit Number:** 201

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 6 floors

**Lot size, sq ft:** 59396 sq ft

**UnitNumber:** 201

**SubdivisionName:** LAGUNA AT RIVIERA DUNES II

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2115 sq ft

**Year built:** 2005

**View:** Water

**ListOfficeName:** REAL BROKER, LLC

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## Location Details

**Township:** 34

**Road Surface Type:** Asphalt, Paved

**Road Responsibility:** Private Maintained Road

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

**Patio And Porch Features:** Covered, Patio, Rear Porch

**Spa YN:** Yes

**Waterfront YN:** Yes

**Parking Features:** Assigned, Covered, Ground Level, Guest, Open, Reserved, Basement

**Exterior Features:** Balcony, Lighting, Outdoor Shower, Sidewalk, Sliding Doors, Tennis Court(s)

**Roof:** Built-Up, Tile

**Window Features:** Blinds, Display Window(s), Shades, Storm Window(s)

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Fire Hydrant, Public, Sewer Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Appliances:** Built-In Oven, Cooktop, Dishwasher, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer

**Laundry Features:** Laundry Room

**Pool Features:** Deck, Fiber Optic Lighting, Gunite, Heated, In Ground, Lighting, Tile

**Spa Features:** Heated, In Ground

**Waterfront Features:** River Front

**Pets Allowed:** Yes

**Fencing:** Fenced

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Fire Sprinkler System, Gated Community, Key Card Entry, Security Fencing/Lighting/Alarms, Secured Garage/Parking, Security Gate, Security Lights, Smoke Detector(s)

**Architectural Style:** Coastal, Elevated, Florida, Mediterranean

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

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## Property Details

**Subdivision Name:** LAGUNA AT RIVIERA DUNES II **Parcel Number:** 2581630459

**Levels:** One

**Direction Faces:** West

**Foundation Details:** Slab, Stilt/On Piling

**Construction Materials:** Concrete, Stucco

**Listing Terms:** Cash, Conventional



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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Fee:** 3469.93

**Association Fee Includes:** Common Area Taxes, Pool, Escrow Reserves Fund, Fidelity Bond, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Private Road, Recreational Facilities, Security, Sewer, Trash, Water

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - Guard, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Tennis Court(s)

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:**  
\$9,638

**Tax Legal Description:** UNIT 201 LAGUNA AT RIVIERA DUNES II, **Tax Lot:** 201  
A CONDO PI#25816.3045/9

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## Green Building Info

**Green Water Conservation:** Drip Irrigation, Irrig. System-Drip/Microheads, Irrigation-Reclaimed Water, Low-Flow Fixtures

**Green Indoor Air Quality:**  
Integrated Pest Management, No Smoking-Interior Buildg

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## Rooms



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Room type	Level
Foyer	First
Laundry	First
Kitchen	First
Primary Bedroom	First
Primary Bathroom	First
Bedroom 2	First
Bathroom 2	First
Bedroom 3	First
Dining Room	First
Living Room	First
Balcony/Porch/Lanai	First
Balcony/Porch/Lanai	First

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Spa Features:** Heated, In Ground

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - Guard, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Tennis Court(s)

**ExteriorFeatures:** Balcony, Lighting, Outdoor Shower, Sidewalk, Sliding Doors, Tennis Court(s)

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Fire Hydrant, Public, Sewer Connected

**Amenities:** Built-In Oven, Cooktop, Dishwasher, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**Security Features:** Closed Circuit Camera(s), Fire Alarm, Fire Sprinkler System, Gated Community, Key Card Entry, Security Fencing/Lighting/Alarms, Secured Garage/Parking, Security Gate, Security Lights, Smoke Detector(s)

**WindowFeatures:** Blinds, Display Window(s), Shades, Storm Window(s)

**PoolFeatures:** Deck, Fiber Optic Lighting, Gunite, Heated, In Ground, Lighting, Tile

**Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Coastal, Elevated, Florida, Mediterranean

**Heating:** Central, Electric

**Roof:** Built-up, Tile

**NewConstructionYN:** No

**Exterior material:** Concrete, Stucco

**Parking:** Assigned, Basement, Covered, Ground Level, Guest, Open, Reserved

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## Miscellaneous



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**Ownership:** Condominium

**Occupant Type:** Vacant

**Showing Requirements:** Appointment Only, Gate Code Required, Listing Agent Must Accompany, See Remarks, ShowingTime

**Home Warranty YN:** Yes

**Other Equipment:** Irrigation Equipment



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