

# 615 GARLAND CIRCLE INDIAN ROCKS BEACH FL 33785

<https://candiscarmichael.com>



Welcome to the perfect home in the heart of the most desired Indian Rocks beach. Perfect location, size and move in condition. A rare 3 bedrooms/2 baths TOWNHOME (exempt from the new FL condo laws) in the Curlew landings south community. An ELEVATED, beautiful three-story townhome in the heart of Indian Rocks Beach offers the [...]

\$475,000

- 3 beds
- 2 baths
- Residential
- Townhouse
- Active
- 1566 sq ft



## Courtesy of

**Listing Office:** COASTAL PROPERTIES GROUP INTERNATIONAL

**Status:** Active

**Office ID:** MFR260031031

**MLS ID:** MFRTB8366006



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Phone: 727-888-3292

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



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8366006>

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## Basics

**Bathrooms Full:** 2

**Category:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1566 sq ft

**Year built:** 1994

**SubdivisionName:** CURLEW LANDINGS  
SOUTH

**GarageSpaces:** 2

**Date added:** Added 2 months ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 3 floors

**Lot size, sq ft:** 1172 sq ft

**View:** Garden

**ListOfficeName:** COASTAL PROPERTIES  
GROUP INTERNATIONAL

**ListAOR:** mfrmls

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## Location Details

**Township:** 30

**Road Responsibility:** Private Maintained Road

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile, Laminate

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

**Waterfront YN:** Yes

**Fireplace YN:** Yes

**Parking Features:** Tandem

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Vinyl

**Window Features:** Skylight(s), Double Pane Windows

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

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Negotiable

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

**Laundry Features:** Inside

**Pool Features:** Deck, Gunite, Heated, In Ground, Lighting

**Waterfront Features:** Canal - Saltwater

**Fireplace Features:** Wood Burning

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Balcony, Garden, Lighting, Outdoor Grill, Tennis Court(s)

**Roof:** Shingle

**Architectural Style:** Traditional

**View:** Garden

**Sewer:** Public Sewer

**Heating:** Central

**Lot Features:** Cul-De-Sac

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## Property Details

**Subdivision Name:** CURLEW LANDINGS SOUTH

**Levels:** Three Or More

**Direction Faces:** East

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

**Parcel Number:** 12-30-14-20141-015-0640

**Property Attached YN:** Yes

**Builder Name:** Curlew Landing South

**Construction Materials:** Stucco, Frame

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee:** 898

**Association Fee Frequency:**  
Monthly

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

**Association Amenities:** Cable TV, Maintenance, Pickleball Court(s), Pool, Tennis Court(s), Vehicle Restrictions

**Community Features:** Community Mailbox, Deed Restrictions, Dog Park, Golf Carts OK, Pool, Racquetball, Tennis Court(s), Street Lights

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$6,289

**Tax Legal Description:** CURLEW LANDINGS SOUTH UNIT 2  
PHASE 15, LOT 64

**Tax Lot:** 64

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## Rooms



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Room type	Level
Dining Room	Second
Balcony/Porch/Lanai	Second
Primary Bathroom	Second
Primary Bedroom	Second
Bathroom 2	Third
Bedroom 2	Third
Bedroom 3	Third
Living Room	Second
Utility Room	Third
Kitchen	Second

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Community Mailbox, Deed Restrictions, Dog Park, Golf Carts OK, Pool, Racquetball, Tennis Court(s), Street Lights

**ExteriorFeatures:** Balcony, Garden, Lighting, Outdoor Grill, Tennis Court(s)

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

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

**GarageYN:** Yes

**FireplaceYN:** Yes

**Cooling:** Central Air

**WindowFeatures:** Skylight(s), Double Pane Windows

**PoolFeatures:** Deck, Gunite, Heated, In Ground, Lighting

**Features:** Cathedral Ceiling(s), Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments, Wood Burning

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## Building Details

**ArchitecturalStyle:** Traditional

**Heating:** Central

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Frame, Stucco

**Parking:** Tandem

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## Miscellaneous

**Ownership:** Condominium

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Supra Lock Box, Appointment Only, ShowingTime

**Occupant Type:** Vacant

**Other Structures:** Tennis Court(s)



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