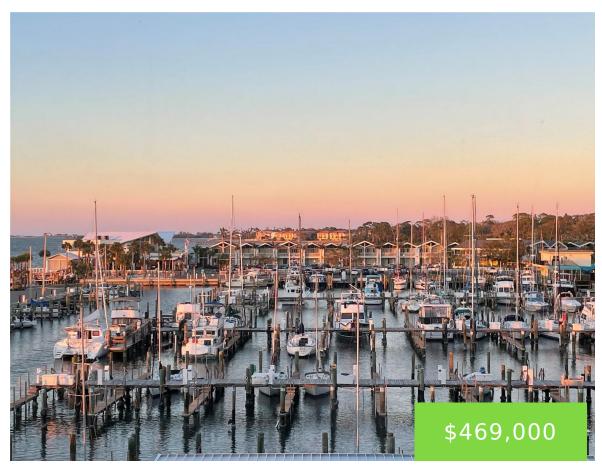
#### **634 EDGEWATER DRIVE DUNEDIN FL 34698**

https://candiscarmichael.com









Discover the ultimate waterfront lifestyle in this stunningly renovated condo, with sweeping southern views of the Intracoastal Waterway and Marina. Transformed from top to bottom in 2016 and brought down to the studs, this home was redesigned with luxury and comfort in mind, featuring high-end finishes and upgrades throughout. The 1,175 square feet of living [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1175 sa ft





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## **Courtesy of**

**Listing Office:** COLDWELL BANKER REALTY **Office ID:** MFR260010123

Status: Active MLS ID: MFRTB8329289

# **Description**

Virtual Tour: https://virtual-tour.aryeo.com/sites/xapvxzk/unbranded

### **Basics**

Unit Number: 447 Bathrooms Full: 2

Type: Residential Bedrooms: 2 beds

Bathrooms: 2 baths Half baths: 0 half baths

Floors: 8 floors Area, sq ft: 1175 sq ft

Lot size, sq ft: 0 sq ft Year built: 1974

UnitNumber: 447 View: Water

**SubdivisionName:** EDGEWATER ARMS 4TH CONDO

ListAOR: mfrmls

ListOfficeName: COLDWELL BANKER

**REALTY** 

### **Location Details**

**Township: 28** Road Surface Type: Asphalt, Paved

# **Property Features**



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Interior Features: Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Solid Electric Water Heater, Microwave, Range, Wood Cabinets, Stone Counters, Window

**Treatments** 

Flooring: Tile

Patio And Porch Features: None

Waterfront Features: Intracoastal Waterway

Carport YN: Yes Pets Allowed: No.

Roof: Built-Up, Metal

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

Sewer Connected, Water Connected

View: Water

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: Flood Insurance Required, City

Limits, Landscaped, Near Marina, Paved

**Appliances:** Dishwasher, Disposal, Dryer,

Refrigerator, Washer

Laundry Features: Inside, Laundry Closet

Waterfront YN: Yes

Parking Features: Assigned, Covered, Guest

Carport Spaces: 1

**Exterior Features:** Irrigation System,

Sidewalk, Storage

Window Features: Blinds. Shades. Window

Parcel Number: 34-28-15-24906-000-4470

**Treatments** 

Vegetation: Trees/Landscaped

Water Source: Public Cooling: Central Air

Furnished: Partially

### **Property Details**

**Subdivision Name: EDGEWATER ARMS 4TH** 

CONDO

Levels: One **Direction Faces:** South

Foundation Details: Slab Construction Materials: Block. Stucco

**Listing Terms:** Cash, Conventional **Property Condition:** Completed

### **Association Information**



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

**Association Amenities:** 

Cable TV, Clubhouse, Elevator(s), Fitness Center, Laundry, Lobby Key Required, Maintenance, Pool, Recreation Facilities, Storage

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Irrigation-Reclaimed Water, Pool

#### Fees&Taxes

Tax Year: 2023 Tax Annual Amount: \$5,089

Tax Legal Description: EDGEWATER ARMS 4TH CONDO UNIT Tax Lot: 4470

447

#### **Rooms**

Room type	Dimensions	Level	Length	Width
Foyer	8x5	Upper	5	8
Living Room	15x16	Upper	16	15
Dining Room	6x6	Upper	6	6
Kitchen	20x6	Upper	6	20
Primary Bedroom	13x13	Upper	13	13
Bedroom 2	10x11	Upper	11	10





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**Amenities & Features** 

Waterfront available: Yes GarageYN: No

AttachedGarageYN: No FireplaceYN: No

PoolPrivateYN: No Cooling: Central Air

CommunityFeatures: Association Recreation -Owned, Buyer Approval Required, Clubhouse, Deed

Restrictions, Fitness Center, Irrigation-Reclaimed

Water, Pool

ExteriorFeatures: Irrigation System, Sidewalk,

Storage

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

WindowFeatures: Blinds, Shades,

Window Treatments

Features: Eat-in Kitchen, Living Room/Dining Room Amenities: Dishwasher, Disposal, Dryer, Combo, Open Floorplan, Solid Wood Cabinets, Stone Electric Water Heater, Microwave, Range,

Counters, Window Treatments

Refrigerator, Washer

## **Building Details**

**NewConstructionYN: No Heating:** Central, Electric

Exterior material: Block, Stucco Roof: Built-up, Metal

Parking: Assigned, Covered, Guest

## **Miscellaneous**

Ownership: Condominium Disclosures: Condominium Disclosure Available, Lead Paint, Other

**Disclosures** 

**Occupant Type:** Vacant **Showing Requirements:** Supra Lock Box, Appointment Only,

Lock Box Electronic, ShowingTime





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