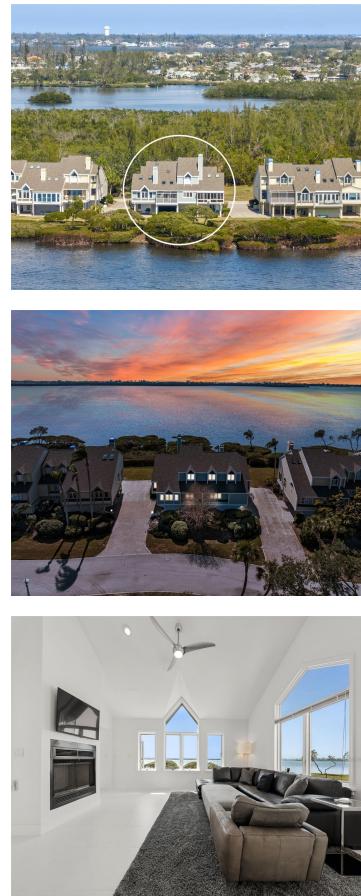


73 TIDY ISLAND BOULEVARD BRADENTON FL 34210

<https://candiscarmichael.com>



Welcome to this meticulously renovated 5-star waterfront sanctuary on Tidy Island—a one-of-a-kind refuge where history, nature, and luxury converge. This exclusive island is a hidden gem, offering tranquility, breathtaking scenery, top-tier amenities, and an exceptionally serene ambiance rarely found elsewhere. As one of the largest townhomes on Tidy Island, this stunning residence boasts 3 bedrooms, [...]

- 3 beds
- 3 baths
- Residential
- Condominium
- Active
- 3069 sq ft



Courtesy of

Listing Office: REAL BROKER, LLC

Status: Active

Office ID: MFR805521714

MLS ID: MFRA4678338



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4678338>

Basics

Unit Number: 73

Bathrooms Half: 1

Category: Condominium

Bedrooms: 3 beds

Half baths: 1 half bath

Area, sq ft: 3069 sq ft

Year built: 1987

SubdivisionName: TIDY ISLAND PH II

GarageSpaces: 2

Bathrooms Full: 2

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 2276822 sq ft

UnitNumber: 73

ListOfficeName: REAL BROKER, LLC

ListAOR: mfrmls

Location Details

Township: 35S

Road Surface Type: Paved

Road Responsibility: Private Maintained Road

Elementary School: Sea Breeze Elementary

Middle Or Junior School: W.D. Sugg Middle

High School: Bayshore High

Property Features



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Interior Features: Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Central Vacumm, Elevator, High Ceilings, Open Floorplan, Solid Surface Counters, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar

Flooring: Ceramic Tile, Reclaimed Wood, Travertine

Patio And Porch Features: Covered, Porch, Screened

Fireplace Features: Living Room, Wood Burning

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Balcony, Lighting

Window Features: Skylight(s)

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

Sewer: Public Sewer

Heating: Central, Electric

Appliances: Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

Laundry Features: Laundry Room

Fireplace YN: Yes

Parking Features: Driveway, Ground Level

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Architectural Style: Cape Cod

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: TIDY ISLAND PH II

Parcel Number: 7760003702

Levels: Three Or More

Direction Faces: Northeast

Foundation Details: Slab

Construction Materials: Block, Frame

Listing Terms: Cash, Conventional

Association Information

Association Fee: 5821

Association Fee Includes: Guard - 24 Hour, Cable TV, Pool, Escrow Reserves Fund, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Private Road, Security, Sewer, Trash, Water

Community Features: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Pool, Tennis Court(s)



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Fees&Taxes

Tax Year: 2024

Tax Annual Amount:
\$14,146

Tax Legal Description: UNIT 73 PHASE II TIDY ISLAND CONDO **Tax Lot:** 73
PI#77600.0370/2

Rooms



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Room type	Dimensions	Level	Length	Width
Foyer	12.8x14.4	First	14.4	12.8
Kitchen	13.1x8.8	Second	8.8	13.1
Dinette	8.5x6.9	Second	6.9	8.5
Dining Room	18.6x16.6	Second	16.6	18.6
Family Room	20.1x19.3	Second	19.3	20.1
Living Room	22x15.7	Second	15.7	22
Primary Bedroom	15.1x17.5	Second	17.5	15.1
Primary Bathroom	19x11.11	Second	11.11	19
Laundry	6x8.8	Second	8.8	6
Bedroom 2	13.9x12.8	Third	12.8	13.9
Bedroom 3	13.9x12.7	Third	12.7	13.9
Loft	16x15.1	Third	15.1	16
Balcony/Porch/Lanai	21.6x15.9	Second	15.9	21.6

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Pool, Tennis Court(s)

ExteriorFeatures: Balcony, Lighting

Features: Built-in Features, Cathedral Ceiling(s), Ceiling Fans(s), Central Vacum, Elevator, High Ceilings, Living Room, Open Floorplan, Solid Surface Counters, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Wood Burning

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

WindowFeatures: Skylight(s)

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

Amenities: Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

Building Details

ArchitecturalStyle: Cape Cod

Heating: Central, Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Frame

Parking: Driveway, Ground Level

Miscellaneous

Ownership: Condominium

Occupant Type:
Owner

Showing Requirements: Appointment Only, Combination Lock Box, Lockbox, ShowingTime



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