

9236 CRESTVIEW CIRCLE PALM BEACH GARDENS FL 33412

https://candiscarmichael.com



Welcome to refined luxury in the prestigious Watermark at Avenir, where this impeccably FURNISHED AND DECORATED Clearwater model offers a seamless blend of elegance, comfort, and thoughtful design. Built by the renowned Toll Brothers, this exceptional residence features 4 bedrooms, 4 full baths, a powder room/half-bath, office/den, two living areas, and a spacious 3-car garage. [...]

- 4 beds
- 5 baths
- Residential
- Single Family Residence
- Active
- 4015 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRA4694825



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Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://iframe.videodelivery.net/257d888742d3266e391687695a3c1d95>

Basics

Bathrooms Full: 4

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 5 baths

Floors: 2 floors

Lot size, sq ft: 9801 sq ft

SubdivisionName: AVENIR SITE PLAN 1 POD 1

GarageSpaces: 3

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Area, sq ft: 4015 sq ft

Year built: 2024

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 42

Road Surface Type: Asphalt, Paved

Road Responsibility: Private Maintained Road

Property Features



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Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, In Wall Pest System, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile

Patio And Porch Features: Covered, Deck

Pool Features: Gunite, In Ground, Lighting

Spa Features: In Ground

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Balcony, Lighting, Private Yard, Rain Gutters, Shade Shutter(s), Sidewalk

Roof: Concrete, Tile

Window Features: Aluminum Frames, ENERGY STAR Qualified Windows, Insulated Windows, Low-Emissivity Windows, Shades, Storm Window(s), Window Treatments

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Natural Gas Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

Water Source: Public

Cooling: Central Air, Zoned

Furnished: Furnished

Appliances: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Freezer, Gas Water Heater, Ice Maker, Microwave, Range Hood, Refrigerator, Washer

Laundry Features: Gas Dryer Hookup, Inside, Laundry Room, Washer Hookup

Pool Private YN: Yes

Spa YN: Yes

Parking Features: Driveway, Electric Vehicle Charging Station(s), Garage Door Opener, Ground Level

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Fenced

Security Features: Fire Alarm, Gated Community, Security System Owned, Smoke Detector(s)

Architectural Style: Coastal

Vegetation: Trees/Landscaped

Sewer: Public Sewer

Heating: Central, Electric

Property Details

Subdivision Name: AVENIR SITE PLAN 1 POD 1

Levels: Two

Builder Name: TOLL BROTHERS

Foundation Details: Slab

Parcel Number: 52-41-42-14-11-000-0280

Direction Faces: East

Builder Model: CLEARWATER

Construction Materials: Block, Stucco



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Association Information

Association YN: Yes

Association Fee: 1097

Association Fee Frequency: Quarterly

Association Fee Includes: Pool, Maintenance Grounds, Management, Private Road

Association Amenities: Basketball Court, Clubhouse, Fitness Center, Gated, Maintenance, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Spa/Hot Tub, Tennis Court(s)

Community Features: Association Recreation - Owned, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Golf Carts OK, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$23,606

Tax Other Annual Assessment Amount: 5768

Tax Legal Description: AVENIR SITE PLAN 1
POD 1 LT 28

Tax Lot: 28

Green Building Info

Green Energy Efficient: Appliances, Construction, HVAC, Insulation, Lighting, Thermostat, Windows

Rooms



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Room type	Dimensions	Level	Length	Width
Balcony/Porch/Lanai	25x9	First	9	25
Great Room	21x17	First	17	21
Kitchen	17x15	First	15	17
Primary Bedroom	19x18	First	18	19

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Spa Features: In Ground

CommunityFeatures: Association Recreation - Owned, Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Golf Carts OK, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

ExteriorFeatures: Balcony, Lighting, Private Yard, Rain Gutters, Shade Shutter(s), Sidewalk

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Fiber Optics, Fire Hydrant, Natural Gas Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

Amenities: Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Freezer, Gas Water Heater, Ice Maker, Microwave, Range Hood, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air, Zoned

Security Features: Fire Alarm, Gated Community, Security System Owned, Smoke Detector(s)

WindowFeatures: Aluminum Frames, ENERGY STAR Qualified Windows, Insulated Windows, Low-Emissivity Windows, Shades, Storm Window(s), Window Treatments

PoolFeatures: Gunite, In Ground, Lighting

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, In Wall Pest System, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments



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Building Details

ArchitecturalStyle: Coastal **NewConstructionYN:** No

Heating: Central, Electric **Exterior material:** Block, Stucco

Roof: Concrete, Tile **Parking:** Driveway, Electric Vehicle Charging Station(s), Garage Door Opener, Ground Level

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment, Private Yard

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



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