

Coquina Key Charmer

461 Lewis Blvd. SE
St. Petersburg, Florida 33705

3 Bedrooms • 2 Baths • 2 Car Garage
74' x 100' Lot • 1,662 sq. ft. • MLS#7393756

Offered for \$150,000

www.461LewisBlvdSE.com



If you want to enjoy the best of Florida living, look no further. This fantastic Coquina Key home is



The kitchen is fantastic, featuring:

- Central island with casual dining
- Raised panel wood cabinetry
- Pantry & pull-out shelving
- New white appliances
- Room for dining table
- Built-in desk/home office area
- Buffet with glass-front cabinetry
- Sliding glass doors to screened porch



updated and well-maintained, offering the “magic combination” of three full bedrooms, two baths, and a two-car garage. From the minute you drive up, you know it’s special, with a manicured lawn and lush tropical landscaping.

Inside you’ll find a formal living (or dining) room, a family room, split bedroom plan, and - best of all - an enormous remodeled kitchen! At the heart of the home, the centrally located kitchen has wood cabinetry, lots of storage with pull-out drawers, a central island, a built-in desk, buffet area with glass-front cabinetry, a pantry and much more. Wired for electricity and display lighting, you won’t find a better kitchen anywhere. The original terrazo floors add to the character, and make for easy maintenance.

Sliding glass doors lead from here out to the screened porch, where you can enjoy casual meals when the weather’s nice. There’s a great view of the back yard, with a majestic mature oak in the middle, plus a lemon tree and a carambola (starfruit) tree. The huge back yard is

completely fenced and private, and there’s a storage shed as well.

The split bedroom plan means that the Master suite has lots of privacy, with a full bath and shower, plus a large walk-in closet. Two other bedrooms are on the opposite end of the home, with a spacious hall bath.

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The living room (above) could also be a formal dining room, with a spacious family room (below) offering casual living space.



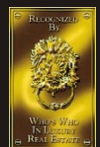
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The large Master Bedroom features a private bath and a large walk-in closet.

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There are tons of closets throughout the home, a nice feature for sure. The third bedroom is large enough to serve as guest quarters plus office space, if you need it.

Conveniently located in southeast St. Petersburg, you're just minutes from downtown or the Gulf Beaches, or hop onto I-275 south to Bradenton & Sarasota. Tampa International Airport is just a half hour's drive.

The neighborhood features a park with a dog area, playground, sports fields, waterfront walking area, and sports track. There's also a community pool that's available as part of the optional homeowner's association. Surrounded by the water, Coquina Key offers the Florida lifestyle that you've been looking for. Make an appointment to see this fantastic home today!



The other bedrooms are across the home, along with a full bath. One of the bedrooms (below) is large enough for office space plus guest quarters.



For the Detail-Oriented . . .

- Completely remodeled kitchen, including all appliances
- Shingle roof replaced 2003
- Air conditioner replaced 1998
- Washer & Dryer new 2004-05
- Interior doors replaced 2002
- Side-entry garage with workbench & new hurricane-rated doors
- Fenced rear yard
- Utility shed included
- Automatic sprinkler system on reclaimed water
- Average electric bill \$195/mo
- Average city water bill \$70/mo
- Reclaimed water \$14/mo
- Trash collection \$22/mo
- Optional homeowner's association \$25/year or \$100/year with community pool access
- **2010 Property Taxes \$873***
**Pinellas County Property Appraiser indicates that without any exemptions, 2010 taxes would be \$1,993.*



ROOM DIMENSIONS:

Living Room: 11'-9" x 13'
 Family Room: 12'-2" x 21'
 Kitchen: 14'-7" x 23'
 Master Bedroom: 14'-3" x 12'
 2nd Bedroom: 12'-2" x 12'-10"
 3rd Bedroom: 10'-11" x 12'-4"

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