

Living in the City

475 2nd Street N #203, St. Petersburg, FL 33701

3 Bedrooms + Den • 2-1/2 Baths

Built 2007 • 2,157 square feet

Garage Space with Lift for 2 Cars

Offered for \$629,000

www.475Condo.com



Enjoy the best of urban living in this European modern high quality boutique condo with very low HOA fee for its size. Designed by renowned architect Tim Clemmons, this 22 unit building features contemporary styling



Sleek European kitchen features:

- Imported European cabinetry
- Quartz counter tops
- Stainless Steel Appliances
- Natural gas cook top
- Imported Italian porcelain tile



with all of the interior features you're looking for.

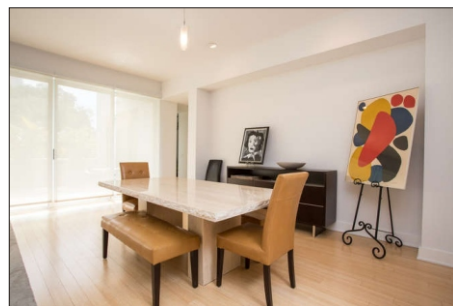
It has over 2,000 sq ft of air conditioned space and 3 bedrooms plus a family room/den. Bamboo floors contrast with neutral carpeting for a contemporary flair. A great room plan, the living areas flow seamlessly for effortless entertaining or relaxing at home. Walls of glass open to the terrace, keeping the home bright and expanding the living space.

The kitchen features sleek stainless steel appliances and quartz counter tops, and there's a natural gas cook top that's hard to find in a downtown condo. Imported European cabinets have soft-close drawers, and there's plenty of storage space. An adjacent pantry & laundry room offers even more functional space.

The bedrooms are spacious with ample closet space. The Master suite features a large bedroom, walk-in closet and a luxurious bath with a double sink vanity, soaking tub and separate shower.

You'll love the extra-large terrace, with plenty of space for lounging, outdoor dining and container gardening. All of this is in the heart of

downtown St. Petersburg, just two blocks from the waterfront parks. Downstairs at street level is the popular Kahwa coffee shop, and it's an easy stroll to your favorite restaurants, movie theater, museums, shops and galleries. Discover for yourself how much you'll enjoy the downtown lifestyle!



There's lots of room for entertaining and for relaxing at home.



THE
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TEAM



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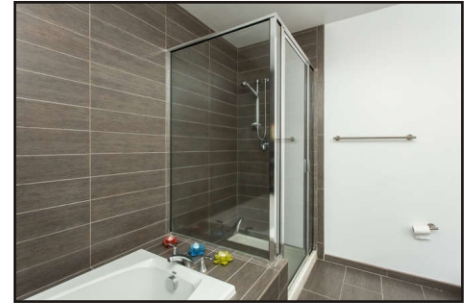
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Details At-A-Glance:

- European modern high quality boutique condo designed by Tim Clemmons
- Bamboo Flooring
- Imported European cabinetry
- Imported Italian porcelain tile
- Stainless steel appliances
- Gas cook top
- 10' ceilings
- Walls of glass opening to 473 sq ft terrace
- Master suite with walk-in closet, bath with soaking tub, separate shower, double sinks
- Secured building
- Inside laundry, washer & dryer are included
- Garage space with lift for 2 cars
- Hurricane rated windows
- 2 blocks to waterfront parks
- Maintenance fee \$620.68/month includes building exterior, cable tv, reserves, gas, grounds maintenance, internet, pest control, building insurance, roof, trash, water/sewer
- Pets allowed, 2 max, 50 lbs.
- **2013 Taxes \$8,766 without Homestead Exemption**



The Master has a large bedroom and a luxurious bath with soaking tub & shower.



There are two secondary bedrooms, one currently used as an office (above left).



The terrace is enormous by downtown standards, with lots of space to enjoy.



Just two blocks from the waterfront parks, you'll love living downtown!

ROOM DIMENSIONS:

Great Room: 28' x 18'

Kitchen: 8' x 14'

Den/Family Room: 13' x 16'

Master Bedroom: 19' x 16'

Bedroom 2: 12' x 12'

Bedroom 3: 11' x 12'

Terrace: 15' x 25'

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