



**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE



Regal Real Estate Professionals  
7726 W. Sandlake Rd, Orlando Florida,  
32819



+1 407-749-0700



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435 MIRABAY BLVD (MLS#:T3199836)

PRICE: \$895,000

Address#: 435 MIRABAY BLVD

Zip Code: 33572

Style: Single Family Residence

Bedrooms: 4

Half Bathrooms: 1

Year Built: 2005

Acreage(acs): 0.35

Waterfront: Yes

Subdivision: MIRABAY PH 1B-1/2A-1/3B-1

City: Apollo Beach

Type: Residential

Status: Active

Bathrooms: 3

Living Area: 4255.00

Lot: 12150

Pool: 1

County: Hillsborough County

## PROPERTY DESCRIPTION

Waterfront luxury combined with direct saltwater canal access to Tampa Bay make this a desirable property in the seaside community of MiraBay. Fabulous curb appeal, spacious floor plan, voluminous ceilings, plantation shutters and crown molding make this home pop! Dining room boast hardwood flooring, faux painting, chandelier & tray ceiling. Adjacent home office has custom cabinets, marble floor and French doors to the porch. Gourmet kitchen features granite counters, tile backsplash, wood cabinets, 5 burner gas cook top, built in ovens, large pantry and stainless appliances including a new Bosch dishwasher. Enjoy breakfast in adjacent breakfast nook which opens to the family room w/ full wall pocket sliders to lanai w/ outdoor kitchen, wet bar, pool & hot tub! First floor master suite has generous windows overlooking pool & saltwater canal, tray ceiling and plantation shutters. Master bath w/ glass walled shower, garden tub, dual sinks & large walk in closet! 3 Guest rooms on 2nd floor w/ plantation shutters, large closets & fans. Bedroom 1 & 2 share Jack & Jill bath; bedroom 3 has full private bath. Enjoy oversized 2nd floor entertainment center w/ pool table, wet bar & refrigerator. Moor your boat on 20,000 LBS lift or dock your jet skis on separate lift! 2 garages, full water treatment system, 25,000 KVA full home generator & new exterior paint. Community features include; pool, fitness club, café, basketball/tennis/volleyball courts, walking trails and many activities for residents of all ages.

## ADDITIONAL FEATURES



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Exterior Construction: block, stucco  
Roof: Shingle  
Community Features: basketball court, clubhouse, fitness center, lobby key required, maintenance, park, playground, pool, recreation facilities, tennis court(s)  
Interior Features: built in features, ceiling fans(s), central vacuum, crown molding, eating space in kitchen, high ceiling(s), in wall pest system, master bedroom downstairs, open floorplan, pest guard system, solid surface counters, solid wood cabinets, thermostat, thermostat attic fan, tray ceiling(s), vaulted ceiling(s), walk-in closet(s), wet bar, window treatments  
Heating and Fuel: central, electric  
Utilities: bb/hs internet available, cable available, cable connected, electricity available, electricity connected, natural gas connected, natural gas available, public, sewer connected, street lights  
Garage/Carport: 1  
Total Building: 6270.00  
Water Frontage: Y  
Pets Allowed: Breed Restrictions, Yes  
Garage Features: garage door opener, golf cart garage, portico, workshop in garage  
Total Acreage: Up to 10,889 Sq. Ft.  
Foundation: Slab  
Porches: covered, deck, enclosed, front porch, patio, porch, screened, wrap around  
Zoning: PD  
Air Conditioning: central air  
Floor Covering: carpet, ceramic tile, marble, wood

## ROOMS

Additional Rooms: Den/Library/Office, Formal Dining Room Separate, Great Room, Inside Utility

## IMAGES

