

Cross Property 360 Property View

12315 GULF BOULEVARD, TREASURE ISLAND, Florida 33706

Listing

U8138052 12315 GULF BLVD, TREASURE ISLAND, FL 33706



County: Pinellas
Ownership: Fee Simple
Annual Gross Income: 259,829
Annual Expenses: 33,708
Annual Net Inc: 76,955.00
Security Deposit:
Building Name/#:
Total Num Bldg: 3
Property Style: Five or More
SqFt Source: Public Records
Heated Area: 4,288 SqFt / 398 SqM
Total Area: 4,480 SqFt / 416 SqM
SqFt Gross: 4,480
New Construction: No
Construction Status: Completed
Lot Features: Flood Insurance Required, In City Limits
Flood Zone Code: AE

Status: Active
List Price: \$2,250,000
Lease Price:
LP/SqFt: \$524.72
Year Built: 1949
Special Sale: None
ADOM: 5
CDOM: 5
Total Units: 8

Proj Comp Date:

Welcome to Treasure Island. This property consists of 3 buildings with 8 updated units. The property features 8 1/1 units that feature 6 on the first floor and 2 on the 2nd floor. The 2nd floor units have a pass through door allowing guest to book both rooms and make one large unit. Each of the units have been well maintain and fully remodeled and comes fully furnished and stocked. These properties feature vinyl floor throughout for easy cleaning and durability. The kitchens are solid wood cabinets with granite counter tops. The property has a lush tropical landscaping, and dedicated parking spots and onsite laundry facilities. Future bookings in place that can be assumed by buyer. This property can be sold turned key with property management, cleaners, maintenance, landscaping crews all willing to stay on.

Unit Type	# of Units	# Occupied	Expected Rent	Sq Ft Heated	Garage Spcs	Garage Att.
1 Bed/1 Bath	4		\$150			
1 Bed/1 Bath	4		\$125			

Land, Site, and Tax Information

Legal Desc: CONEY ISLAND BLK 11, LOTS 1, 2 & 3 LESS RD R/W
Lot Dimensions: 115 x 91
SE/TP/RG: 15-31-15
Subdivision #:
Tax ID: [15-31-15-17784-011-0010](#)
Taxes: \$10,888.71 **CDD:** No
Homestead:
Flood Zone Code: AE
Alt Key/Folio #:
Subdivision Name: CONEY ISLAND
Additional Parcel: No
Floor #:
Water Frontage: No
Water Access: No
Water View: No

Lot Size Acres: 0.24
Lot Size: 10,454 SqFt / 971 SqM
Section #: 15
Block/Parcel: 11
Front Exposure:
Lot #: 1
Plat Book/Page: 5-34
Flood Zone Panel: 12103C0194G

Zoning:
Future Land Use:
Zoning Comp:
Tax Year: 2020
Flood Zone Date: 09/03/2003

of Parcels:
Building Elevator:
Additional Tax IDs:
Tot Acreage: 0 to less than 1/4
Waterfront Ft: 0
Water Name:
Water Extras: No

Annual CDD Fee:

Interior Information

A/C: Central Air
Fireplace: No
Heat/Fuel: Central, Wall Units / Window Unit
Water: Public
Interior Feat: Ceiling Fans(s), Solid Surface Counters, Solid Wood Cabinets, Window Treatments
Utilities: Cable Available
Individually Metered:

Flooring Covering: Tile
Fireplace Desc:
Security Feat:
Sewer: Public Sewer

Heated Area Source: Public Records
Total Area: 4,480 SqFt / 416 SqM
Heated Area: 4,288 SqFt / 398 SqM

Exterior Information

Pool: None
Garage: No **Gar Spcs:** **Attached:**
Carpport: No **Carpport Spcs:**
Ext Features: Fenced, Irrigation System, Outdoor Grill, Outdoor Shower
Foundation: Slab

Ext Construction: Block
Garage Dim:
Roof: Metal
Road Surface Type: Asphalt

Green Features

Community Information

Mo Maint\$(add HOA):
Housing for Older Per: No **FCHR Website:**
Pet Size:

Condo Fees: \$0.00 /
Affidavit YN:
of Pets:

Monthly Condo Fee:
Expire Renewal Date:
Pets Y/N: Yes

Realtor Information

List Agent: [Tony Kelly](#)
List Agent E-mail: tonyjmkellypa@gmail.com
List 2 Agent: [Morgan Ellis](#)
List Agent 2 Email: morgan@abetterliferealty.com
Sales Team:
List Office: [A BETTER LIFE REALTY](#)
List Office ID: 260031862
On Market Date: 09/29/2021
Owner: SILVER SANDS TI LLC
Expiration Date: 03/31/2022

List Agent ID: 261550851
List Agent Fax: 727-521-7378
List Agent 2 ID: 260037065

List Agent Direct: 863-287-4672
List Agent Cell: 863-287-4672
List Agent 2 Phone: 727-455-8569

List Office Phone: 727-521-7378
List Office Fax: 727-521-7378
Call Center #:
LP/SqFt: \$524.72

Original Price: \$2,250,000
Owner Phone:
Representation:

Listing Type: Exclusive Right To Sell
Listing Service Type: Full Service
Spec List Type: Exclusive Right To Sell
Single Agent: \$100
Dual Variable Compensation YN:No
Realtor Info: 3rd Party Approval Req, As-Is, No Sign, Short Term Rental Allowed
Showing Instructions: Appointment Only
Driving Directions: Take Gulf Blvd N from Central and property will be on the right.

Distribute To: Homes.com, HomeSnap, International MLS, Realtor.com
Bonus:
Non-Rep: \$100
Bonus Exp Date:
Trans Broker: \$100

Seller's Preferred Closing Agent

Closing Agent Name:
Email:
Address: , Florida
Closing Company Name:

Phone:
Fax:

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