

**U8195521 310 78TH AVE, #1-6, ST PETE BEACH, FL 33706**



**County:** Pinellas  
**Ownership:** Fee Simple  
**Annual Gross Income:** 74,591  
**Annual Expenses:**  
**Annual Net Inc:** 66,800.00  
**Building Name/#:**  
**Total Num Bldg:** 3  
**Total Units:** 6  
**Style:** Five or More  
**Description:**  
**Total Area Source:** Public Records  
**Heated Area:** 2,750 SqFt / 255 SqM  
**Total Area:** 3,250 SqFt / 302 SqM  
**SqFt Gross:** 3,250  
**New Construction:** No  
**Construction Status:**  
**Builder Name:**  
**Builder Model:**  
**Lot Features:** Near Public Transit, Sidewalks  
**Lease Terms:**  
**Total Annual Assoc Fees:** 0.00  
**Average Monthly Fees:** 0.00  
**Status:** Active  
**List Price:** \$1,150,000  
**Lease Price:**  
**LP/SqFt:** \$418.18  
**Year Built:** 1947  
**Special Sale:** Auction  
**ADOM:** 10  
**CDOM:** 10  
**Proj Comp Date:**  
**Permit Number:**

Auction Property. Auction Property. Auction Property. \*\*\*Auction will Run April 17th-27th, 2023\*\*\*. Come make this your next investment property. This property is a rare opportunity to buy 6 units on St. Pete Beach. This property is blocks away from Corey Avenue, Restaurants, and mins away from the beach. This property has been updated over the past few years with new hurricane impact windows, central AC. This is a well maintained property with majority of the units being updated. This property consists of five 1 bedroom units and One 2 bedroom unit. \*\*The listed price is a suggested price and is not reflective of the starting bid or the reserve. A buyer's premium of 5% is required. You must preregister on the auction site prior to being approved to bid on the auction online. You may schedule an appointment to view and perform due diligence on the property prior to the auction close. There will be a 5% buyers premium applied to the winning bid. \*\*\*All property information to be verified by buyers\*\*\*

**Beds Total:** 8      **Baths Total:** 6

	Units	# Beds	# Baths	# of Units	# Occupied	Expected Rent	Sq Ft Heated	Garage Spcs	Garage Att.
Type: <b>1 Bed/1 Bath</b>		1	1	4	4	\$1,000	375		
Type: <b>1 Bed/1 Bath</b>		2	1	1	1	\$1,100	555		
Type: <b>2 Bed/2 Bath</b>		2	1	1	1	\$1,350	775		

**Est Annual Market Income:**  
**Total Monthly Rent:**  
**Total Monthly Expenses:**

**Deposits Y/N:**  
**Financial Source:** Owner  
**Financing Avail:** Cash, Conventional

**Land, Site, and Tax Information**

**Lot Dimensions:** 100 x 142.5      **Lot Size Acres:** 0.32      **Lot Size:** 14,250 SqFt / 1,324 SqM

**Lot Features:** Near Public Transit, Sidewalks

**SE/TP/RG:** 36-31-15

**Subdivision #:**

**Tax ID:** [36-31-15-77915-000-0050](#)

**Taxes:** \$12,000.00

**Homestead:**

**Other Exemptions:**

**Auction Firm/Website:** [www.receivership-Auctions.com](#)

**Alt Key/Folio #:**

**Flood Zone:** AE

**Flood Zone Date:** 09/03/2003

**Legal Desc:** ST JO-MAR CONDO UNIT 1,2,3,4,5,6,7

**Subdivison Name:** ST JO-MAR CONDO

**Additional Parcel:** No

**# of Parcels:**

**Zoning:**

**Future Land Use:**

**Zoning Comp:**

**Tax Year:** 2021

**Auction Type:** Reserve

**Property Access:** Yes

**Flood Zone Panel:** 12103C0257G

**Section #:** 36

**Block/Parcel:** 77915

**Front Exposure:**

**Lot #:** 0060

**Plat Book/Page:** 78-121

**Expire/Renewal Dt:**

**Buyers Premium:** 5%

**Complex/Comm Name:**

**Floor #:**

**SW Condo#:**

**Water Frontage:** No

**Building Elevator:**

**Water Access:** No

**Water View:** No

**Subdivision/Condo Name:**

**Additional Tax IDs:** 36-31-15-77915-000-0010, 36-31-15-77915-000-0020, 36-31-15-77915-000-0030, 36-31-15-77915-000-0040, 36-31-15-77915-000-0060, 36-31-15-77915-000-0070

**Subdv Condo #:**

**Total Acreage:** 1/4 to less than 1/2

**Annual CDD Fee:**

**Subd Comm Name:**

**Development:**

**Waterfront Ft:** 0

**Water Name:**

**Water Extras:** No

**Interior Information**

**A/C:** Central Air

**Fireplace:** No

**Heat/Fuel:** Central, Wall Units / Window Unit

**Accessibility Features:**

**Water:** Public

**Interior Feat:** Ceiling Fans(s)

**Appliances Incl:**

**Utilities Data:** Cable Available, Electricity Connected, Public

**Furnishings:**

**Individually Metered:**

**Flooring Covering:**

**Fireplace Desc:**

**Security Feat:**

**Additional Rooms:**

**Sewer:** Public Sewer

**Window Features:**

**Exterior Information**

**Other Structures:**

**Pool:** None

**Pool Dimensions:**

**Pool Features:**

**Ext Construction:** Stucco

**Architectural Style:**

**Garage:** No      **Gar Spcs:**      **Attached:**  
**Carport:** No      **Carport Spcs:**  
**Garage/Parking Features:** None, Open Parking  
**Ext Features:** Awning(s), Irrigation System  
**Foundation:** Slab  
**Porches:** Patio, Porch  
**Property Condition:**  
**Road Surface Type:** Asphalt  
**Road Responsibility:**

**Garage Dim:**  
**Roof:** Shingle

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**Green Features**

<b>Disaster Mitigation:</b>	<b>Green Water Features:</b>
<b>Indoor Air Quality:</b>	<b>Green Landscaping:</b>
<b>Green Energy Features:</b>	<b>Green Sustainability:</b>
<b>Green Energy Generation:</b>	

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**Community Information**

<b>Community Features:</b> Sidewalk		
<b>Amenities w/Addnl Fees:</b>		
<b>Fee Includes:</b>		
<b>HOA / Comm Assn:</b> No	<b>HOA Fee:</b>	<b>HOA Pmt Sched:</b>
<b>Master Assn/Name:</b> No	<b>Master Assn Fee:</b>	<b>Master Assn Ph:</b>
<b>Mo Maint\$(add HOA):</b>	<b>Condo Fees:</b>	<b>Monthly Condo Fee:</b>
<b>Other Fee:</b>	<b>Condo Fee Sched:</b>	
<b>Housing for Older Per:</b> No	<b>Affidavit:</b>	
<b>Pet Size:</b>	<b># of Pets:</b>	<b>Pets Y/N:</b>
<b>Max Pet Weight:</b>	<b>Pet Restrict:</b>	
<b>Elementary School:</b>	<b>Middle School:</b>	<b>High School:</b>
<b>Additional Lease Restrictions:</b>		
<b>FCHR Website Y/N:</b>		

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