

Provided By: John August, Michael Saunders & Company Phone: 941-388-4447

MLS#: 332741 100 Central Ave # 914 914 Sarasota, FL 34236



Area: 32
County: Sarasota
Bedrooms: 2 / 3
Full/Half Baths: 2
#Cov Park: 2 / AG
#UnCovPark:
Status: A
Map Letter/#: G/8 G / 8
Pool: YC
Waterfront Y/N: N
SqFt Liv Area: 1437/Builder/Arch
List Price: **\$775,000**
Low List Price:
ADOM: 35
LP/SqFt: \$556
YB/Cond: 2005 / NEW
Pets/#/Size: Y / 2



Virtual Tour: <http://www.vr24.net/srq.php?mls=332741>

Remarks: "LOCATION, LOCATION, LOCATION" Two bedroom & Den unit with stainless steel appliances - overlooking Sarasota bayfront in the heart of downtown Sarasota. Full bay views from the living room, large terrace & both bedrooms. Close to restaurants, bayfront, shopping, Whole Foods & downtown cultural events. Amenities include huge heated pool/spa, fitness, storage, guest suite, community & theater, gazebo/grills. Unit includes walk-in closets, granite counters, crown molding & window treatments.

Directions: South East corner of Central and 2nd Street.

Land and Site Information

Condo Name: 100 Central
Property ID: 2026-14-2076
Legal: Unit F914 @ 100 Central
Lot SqFt:
Water Desc: N
Unit View: Water, Full Bay View
Water Access:

Community:
Condo Code: 927

Neighborhood:
Sec/Twn/Rng:
OR Book/Page:
Zone: RMF

Security Features: Card Entry, Complex Secured, Garage Secured, Lobby Secured

Builder:
View Exposure: W
Model:

Interior Information

Approximate Dimensions -

Living Rm: 25x 14	Kitchen: 11x 9	Main Bed: 18x 12	Balcony:	Screen Porch:
Great Rm:	Breakfast:	2 Bed: 14x11	Bonus Rm:	Laundry/Util:
Dining Rm: 9x14	Den: 11x 11	3 Bed:	Media Rm:	# Ceiling Fans: 3 Furnished: Unfurnished
Family Rm:	Office:	4 Bed:	Fla Rm:	FP/FP Desc:
Bedroom Desc: Split Plan		Main Bath Desc: Dual Sinks, Separate Tub & Shower		Floor Desc: Carpet, Ceramic
Equipment: Dishwasher, Disposal, Dryer, Microwave Oven, Electric Range, Refrigerator, Smoke Detectors, Washer				Energy: Central Heat/Cool
				Total SqFt:
				Unit Level: 9th
				Eff/End Unit: N / N

Interior Features: Breakfast Bar, Combo Living/Dining Rm, Den/Study, Foyer Entry, Open Plan, Solid Surface Counter, Utility In Living Area, Walk In Closet(S)

Exterior Information

Architectural Style: High-Rise
Other Parking: 2 Assigned
Exterior Features: Extra Storage, Open Porch/Balcony, Sliding Glass Door, Trash Chute

Construction: Concrete Block/Stucco
Window Desc: Sliding

Roof Responsibility: Condo

Community Information

Amenities: Elevator, Fitness, Kitchen, Other, Pool Heated, Spa/Hot Tub
Restrictions: No Exterior Alterations, No Trucks/Rvs
Condo Fee Includes: Cable Tv, Common Grounds, Elevator, Pest Control Inside, Pest Control Outside, Public Insurance, Recreational Facilities, Security, Water/Sewer Unit
Schools Elem/Middle/High:* Alta Vista / Booker / Booker

Approval:
Miscell:

* Disclaimer - Verify with School Board for Current Boundaries

Financial and Special Information

Gross Prop Tax: \$9,633
Monthly Maint Fee: \$937
Special Assessment:
Special Info: Condominium Disclosure Available, Condominium Documents Available
Management: Condo Association, Developer, Off Site

Tax Year:
Condo Fee/Pay Schedule: \$937
Other Fees: \$N

Buyer App Fee: 0
Land Lease/Mo:

Annual CDD:
MinLse/Yr: 1Month
Rec Lease/Mo:

Mgmt Co:
Mgmt Co Phone:

Realtor Information

Sold Date:
SP/SqFt:

Sold Price:
LP/SP Ratio:

DOM:
LP %change: 0.00%

CDOM:
PDOM:

SP/Tax Mkt Value Ratio:

All Information, regardless of source, including square footages and lot sizes, is deemed reliable but is not guaranteed and should be verified by personal inspection by and/or with the appropriate professional(s).