

Snell Shores Home Sweet Home

776 39th Avenue NE

Offered for \$400,000

3 Bedrooms | 2 Baths | 1,404 sq ft

Built 1951 | 60' x 129' Lot

1 Car Carport

www.SnellShores.com



Come see this Snell Shores cutie! You'll appreciate all the updates already done, but there's still room for you to add your personal touches.

The kitchen was remodeled with an open dining counter -



there's tons of counter and cabinet space and a dry bar area.

The primary bedroom suite has an elegant private bath that was expanded and totally remodeled with marble floors and vanity.

The floor plan is quite flexible, with newly refinished hardwood floors in the main areas. The front bedroom is ideal for an office. Out back, you'll find two separate porches / patio areas, a hot tub, and a back yard that's large enough to really enjoy. The covered carport has access from the alley.

In the last several years, it's gotten a new roof, Tesla solar panels, new HVAC ductwork, serious ethernet/wifi cabling, a new sewer line, new fence, upgraded attic insulation and a fresh coat of paint inside and out.

The location is ideal, with convenient shopping and dining options, a community boat launch and park, and there's a wide bike trail leading all the way to Coffee Pot Bayou. It's just minutes by car from vibrant downtown St. Pete.



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Details ...

INTERIOR FEATURES

- Remodeled kitchen with casual dining counter and dry bar
- Black pearl granite kitchen counter tops
- LG stainless steel appliances (French door refrigerator, dishwasher, range)
- Hardwood floors in main areas
- Living room with decorative fireplace
- Split bedroom layout
- Primary bedroom suite with private bath remodeled in 2018
- French doors open to side patio
- Screened rear patio
- Inside laundry - front-loading stacked washer & dryer convey

EXTERIOR FEATURES

- Side and rear porch / patios
- Circular front driveway
- Carport with access from alley
- Hot tub conveys
- Fenced rear yard (replaced 2017)
- Private Irrigation Well

SYSTEMS/MISC

- Roof replaced 2017
- HVAC ductwork replaced 2018
- Sewer line replaced 2018
- Attic insulation upgraded
- Exterior paint 2021
- Solar Panels 2018
- Ethernet - Whole home service
- Wifi - Google Mesh set up
- Water heater 30 gal. 2000
- 3 ton HVAC unit - Compressor 2009, Handler 2008



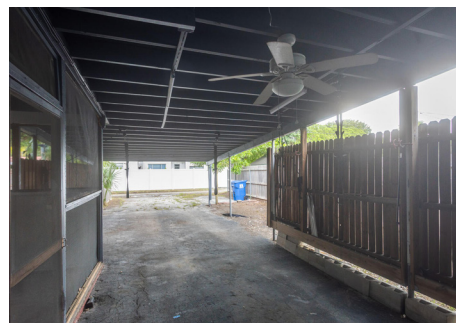
The primary bedroom has an elegant remodeled private bath.



The front bedroom would make an ideal office; the 3rd opens to the patio.



There's plenty of space to enjoy outside, and even a hot tub!



There are two porches to choose from, this one adjacent to the carport.

See more photos and information at:

www.SnellShores.com



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