



**\$176,000**

## **52 PINEY BRANCH WAY, MELBOURNE, FL, 32904**

<https://austingarnerrealestate.com>

This charming two-story townhome offers comfortable and convenient living with 2 spacious bedrooms, 2.5 bathrooms, and a welcoming paved front patio perfect for enjoying the outdoors. Step inside to find a warm and inviting family room, while the kitchen seamlessly overlooks the dining area—ideal for entertaining and everyday meals. The functional layout includes a dedicated [...]

- 2 beds
- 3 baths
- Townhouse
- Residential
- Active
- 1288 sq ft



# Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Lot size:** 0.02 sq ft

**Subdivision Name:** Chateau in the Pines

**Lot Size Acres:** 0.02 acres

**Type:** Townhouse

**Bedrooms:** 2 beds

**Area:** 1288 sq ft

**Year built:** 1986

**Bathrooms Full:** 2

**County:** Brevard

# Building Details

**Building Area Total:** 1564 sq ft

**Construction Materials:** Block, Concrete, Frame

**Sewer:** Private Sewer

**Heating:** Central, Electric, 1

**Current Use:** Residential

**Stories:** 2

**Roof:** Membrane

**Levels:** Two

# Amenities & Features

**Laundry Features:** Electric Dryer Hookup, In Unit, Washer Hookup

**Utilities:** Electricity Connected, Sewer Connected, Water Connected

**Fencing:** Wood, Fenced

**WaterSource:** Public,

**Interior Features:** Ceiling Fan(s), Primary Bathroom - Shower No Tub

**Patio And Porch Features:** Patio

**Flooring:** Carpet, Laminate, Tile

**Association Amenities:** Maintenance Grounds, Management - Off Site, Management - Full Time, Pool

**Parking Features:** Unassigned

**Appliances:** Dishwasher, Electric Range, Microwave, Refrigerator

**Lot Features:** Cleared

**Cooling:** Central Air, Electric

# Fees & Taxes



**Tax Assessed Value:** \$2,522.44

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Maintenance Grounds

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## School Information

**HighSchool:** Melbourne

**Middle Or Junior School:** Stone

**Elementary School:** University Park

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## Miscellaneous

**Road Surface Type:** Paved

**Listing Terms:** Cash, Conventional

**Special Listing Conditions:** Real Estate Owned

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## Courtesy of

**List Office Name:** ITG Realty

