



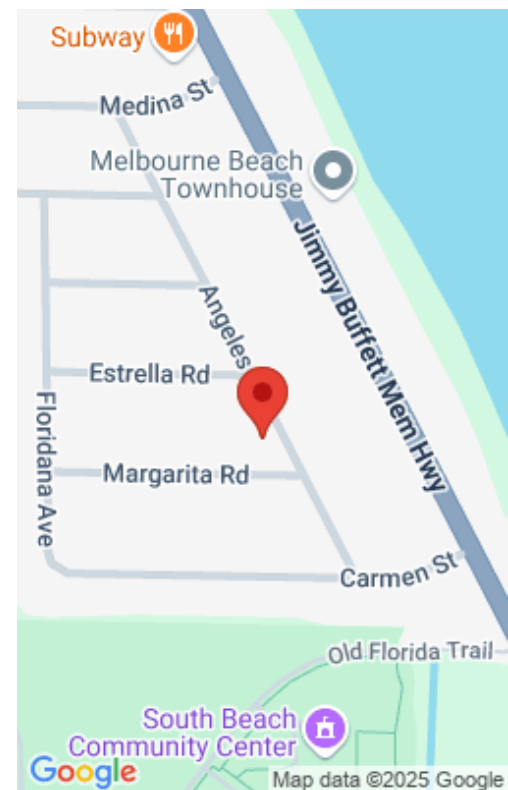
**\$625,000**

## **6840 ANGELES ROAD, MELBOURNE BEACH, FL, 32951**

<https://austingarnerrealestate.com>

This stunning, renovated Melbourne Beach retreat offers 3 bedrooms, 3 full baths, and 1,832 SF of stylish living, perfectly blending comfort and functionality just moments from the ocean. The split-bedroom floorplan provides privacy with a spacious upstairs primary suite featuring a walk-in closet, spa-style bath, and abundant natural light, while two guest bedrooms—one with an [...]

- 3 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 1832 sq ft



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# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 3 baths  
**Lot size:** 0.18 sq ft  
**Subdivision Name:** Floridana Beach 5th Addn  
**Lot Size Acres:** 0.18 acres

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Area:** 1832 sq ft  
**Year built:** 1993  
**Bathrooms Full:** 3  
**County:** Brevard

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# Building Details

**Building Area Total:** 2267 sq ft  
**Sewer:** Septic Tank  
**Current Use:** Residential, Single Family  
**Roof:** Metal

**Construction Materials:** Frame, Stucco  
**Heating:** Central, Heat Pump, 1  
**Stories:** 2  
**Levels:** Two

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# Amenities & Features

**Laundry Features:** Electric Dryer Hookup, Lower Level, Washer Hookup  
**Electric:** 200+ Amp Service  
**Utilities:** Cable Available, Electricity Connected, Sewer Not Available, Water Not Available  
**Fencing:** Back Yard, Wood  
**Garage Spaces:** 2, 1  
**Appliances:** Dryer, Dishwasher, Electric Range, Freezer, Microwave, Refrigerator, Washer, Water Softener Owned  
**Lot Features:** Few Trees, Sprinklers In Rear  
**Cooling:** Central Air, Electric

**Pool Features:** In Ground, Screen Enclosure  
**Flooring:** Tile, Vinyl  
**Association Amenities:** Beach Access, Playground  
**Parking Features:** Attached, Garage  
**WaterSource:** Well,  
**Interior Features:** Ceiling Fan(s), Entrance Foyer, Pantry, Walk-In Closet(s), Primary Bathroom - Shower No Tub, Split Bedrooms, Breakfast Nook  
**Patio And Porch Features:** Patio, Screened



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## Fees & Taxes

**Tax Assessed Value:** \$4,802.36                      **Association Fee Frequency:** Voluntary

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## School Information

**HighSchool:** Melbourne                                      **Middle Or Junior School:** Hoover  
**Elementary School:** Gemini

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## Miscellaneous

**Listing Terms:** Cash, Conventional, VA Loan   **Special Listing Conditions:** Standard  
**Pets Allowed:** Yes

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## Courtesy of

**List Office Name:** Compass Florida LLC

