



## 765 SIMEON DRIVE, SATELLITE BEACH, FL, 32937

<https://austingarnerrealestate.com>

Step into coastal paradise with this stunning, 2020 built end-unit townhome in the exclusive Montecito community. The airy, open floor plan dazzles with a chef's kitchen—custom center island, gleaming granite countertops, chic coastal tile backsplash, stainless appliances & custom pantry. The downstairs primary suite is a retreat with a vast walk-in closet, double-sink granite vanity [...]

**\$549,000**

- 3 beds
- 3 baths
- Townhouse
- Residential
- Active
- 2310 sq ft



---

# Basics

<b>Category:</b> Residential	<b>Type:</b> Townhouse
<b>Status:</b> Active	<b>Bedrooms:</b> 3 beds
<b>Bathrooms:</b> 3 baths	<b>Area:</b> 2310 sq ft
<b>Lot size:</b> 0.07 sq ft	<b>Year built:</b> 2020
<b>Subdivision Name:</b> Montecito Phase 2C	<b>Bathrooms Full:</b> 2
<b>Lot Size Acres:</b> 0.07 acres	<b>Rooms Total:</b> 14
<b>County:</b> Brevard	

---

# Building Details

<b>Building Area Total:</b> 2870 sq ft	<b>Construction Materials:</b> Concrete, Stucco
<b>Architectural Style:</b> Other	<b>Sewer:</b> Public Sewer
<b>Heating:</b> Electric, 1	<b>Current Use:</b> Residential
<b>Stories:</b> 2	<b>Roof:</b> Tile
<b>Levels:</b> Two	

---

# Amenities & Features



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

**Flooring:** Carpet, Tile

**Association Amenities:** Clubhouse, Fitness Center, Gated, Jogging Path, Maintenance Grounds, Playground, Management - Off Site, Management - Full Time, Pool

**Garage Spaces:** 2, 1

**Appliances:** Dryer, Disposal, Double Oven, Dishwasher, Electric Oven, Electric Range, Electric Water Heater, Ice Maker, Refrigerator, Washer, Water Softener Owned

**Lot Features:** Few Trees

**Exterior Features:** Storm Shutters, Impact Windows

**Electric:** 200+ Amp Service

**Utilities:** Cable Available, Electricity Connected, Natural Gas Not Available, Sewer Connected, Water Connected

**Parking Features:** Attached, Garage, Garage Door Opener, Guest, Off Street, Unassigned

**WaterSource:** Public,

**Interior Features:** Breakfast Bar, Ceiling Fan(s), Eat-in Kitchen, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Vaulted Ceiling(s), Walk-In Closet(s), Primary Bathroom - Shower No Tub

**Patio And Porch Features:** Covered, Front Porch, Patio, Screened

**Cooling:** Central Air, Electric

## Fees & Taxes

**Tax Assessed Value:** \$9,579.09

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Maintenance Grounds

## School Information

**HighSchool:** Satellite

**Middle Or Junior School:** DeLaura

**Elementary School:** Sea Park

## Miscellaneous

**Road Surface Type:** Asphalt

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** Standard

**Pets Allowed:** Cats OK, Dogs OK, Yes





# Courtesy of

**List Office Name:** Florida Lifestyle Realty LLC

