

\$189,000 - 2258 World Parkway Boulevard W 12, CLEARWATER

MLS® #TB8326300

\$189,000

2 Bedroom, 2.00 Bathroom, 1,100 sqft
Residential

ON TOP OF THE WORLD, CLEARWATER,
FL

Welcome home to this beautiful, resort-style community where every day feels like a vacation! Located in a prime spot, this **FIRST FLOOR, FURNISHED** unit offers ultimate convenience with a reserved parking spot right outside your door. Plus, the West Activity Center and pool are located right next door, giving you immediate access to community amenities. Step inside and enjoy peace of mind with a big expense already taken care of—**NEW IMPACT WINDOWS (6/24)**. The condo boasts beautiful, low-maintenance flooring throughout—no carpet here! The kitchen features a newer French-door stainless steel refrigerator, wall oven, cooktop, and stainless-steel double sink with disposal, making meal prep a joy. Enjoy the convenience of having your own private **IN-UNIT WASHER & DRYER**, making laundry a breeze. Unwind on the covered front porch or back patio, perfect for entertaining guests, grilling, or soaking in Florida's breathtaking sunsets. The hot water heater (2017) and AC (2004) are in great condition, providing comfort year-round. Located near the stunning Gulf Coast, this affordable condo offers a rare opportunity to own a piece of paradise on the newer Westside of the community. Don't miss your chance to make this piece of paradise your own! Assigned parking. The 55+ community has two



activity centers, and two private golf courses with 9 and 18 holes, free exclusively for resident owners. There are two heated swimming pools. The remodeled Cardio Gym has the latest exercise equipment. A very pet-friendly community, there is a fenced dog park with covered seating. There are hobby studios, and a wood shop for the exclusive use of the residents. Activities include fitness classes, dancing, clubs, cards, billiards, entertainment, classes, and much more. The on-site Good Karma Caf  has take & bake meals and snacks. Close to beaches, transportation, shopping, entertainment, and fine dining. All room sizes, floor plans and square footage are approximate. This property is being transferred by a leasehold estate deed. Association approval is required. If financing, a 35% down payment is required. All washer, dryer and hookups must be approved by the association.

Built in 1983

Essential Information

MLS� #	TB8326300
Price	\$189,000
Sold Price	\$175,900
Sold Date	February 6th, 2025
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,100
Year Built	1983
Type	Residential
Sub-Type	Condominium
Status	Sold

Community Information

Address	2258 World Parkway Boulevard W 12
Area	Clearwater

Subdivision	ON TOP OF THE WORLD
City	CLEARWATER
County	Pinellas
State	FL
Zip Code	33763-2836

Amenities

Amenities	Elevator(s), Gated, Laundry, Maintenance
Parking	Assigned

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, Living Room/Dining Room Combo, Thermostat
Appliances	Built-In Oven, Cooktop, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
# of Stories	3

Exterior

Exterior Features	Lighting, Sidewalk
Roof	Membrane
Foundation	Slab

Additional Information

Date Listed	December 2nd, 2024
Days on Market	183

Listing Details

Listing Office	ON TOP OF THE WORLD RE
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