

\$325,000 - 1301 Melonwood Avenue, CLEARWATER

MLS® #TB8354233

\$325,000

3 Bedroom, 1.00 Bathroom, 900 sqft

Residential on 0.16 Acres

WOODVALLEY UNIT 5, CLEARWATER, FL

You will love this 3 bedroom home - with garage - in the popular and affordable Woodvalley community! There are so many new and high-quality upgrades the owner has packed into this home in the last few years! New Galvalume metal roof installed 2017 along with a screened Velux skylight in the bath that can be manually opened, \$13,000. Owner installed a 3.9 kilowatt solar system 2019 (plus new electrical panel) at a cost of \$12,864. (Monthly power bills are \$35.42.) All windows replaced with PGT and Jeldwen insulated units. Garage door replaced in 2022 with a hurricane-rated door, approx \$3,000. Twenty-four kilowatt automatic standby Generac generator installed 2021, \$12,000. It is connected to natural gas, it will run the whole house, including AC or heat.Â Owner never lost power during recent hurricanes! Tankless gas water heater installed 2018, \$4,500. New Trane 17 SEER heat pump system with variable speed air handler installed 2023, a very high efficiency unit, \$11,300.Â The fridge is 3 years old, Maytag commercial washer and dryer new in 2021. Dryer is gas. Dishwasher is 4 years old. This home has a large backyard with new 20 x 20 concrete patio for entertaining. The Woodvalley neighborhood boasts a lovely city park, with playground, picnic benches, basketball and tennis courts. Plus, beautiful Moccasin Lake Nature Park is just blocks away. Located between US 19 and McMullen-Booth, this home is an easy drive to



area malls, beaches and Tampa Int'l Airport.
Make your appointment to see this today, will
not last long.

Built in 1972

Essential Information

MLS® #	TB8354233
Price	\$325,000
Sold Price	\$300,000
Sold Date	May 2nd, 2025
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	900
Acres	0.16
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	1301 Melonwood Avenue
Area	Clearwater
Subdivision	WOODVALLEY UNIT 5
City	CLEARWATER
County	Pinellas
State	FL
Zip Code	33759-2734

Amenities

Parking	Garage Door Opener
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor, Skylight(s), Thermostat
Appliances	Dishwasher, Dryer, Gas Water Heater, Range, Refrigerator, Tankless Water Heater, Washer

Heating	Central, Electric
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Sidewalk
Roof	Metal
Foundation	Slab

School Information

Elementary	McMullen-Booth Elementary-PN
Middle	Safety Harbor Middle-PN
High	Countryside High-PN

Additional Information

Date Listed	March 3rd, 2025
Days on Market	162

Listing Details

Listing Office	COASTAL PROPERTIES GROUP INTERNATIONAL
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