

PRICE REDUCTION!

APACHE TRAIL APARTMENTS

📍 1705 Apache Trail, Clearwater, FL 33755

INVESTMENT HIGHLIGHTS

- 18-Unit Multifamily Property Ideally Located Near Downtown Clearwater, FL
- Unit Mix Includes Studios, One-Bedroom, and Two-Bedroom Apartments
- Current Ownership has Invested \$249,000+ in Recent Exterior Capital Improvements, Including Fresh Exterior Paint, Enhanced Landscaping, and Upgraded Concrete Pads and Walkways
- Value-Add Opportunity with Approximately \$14,900+ in Annual Rental Upside Through Rent Increases to Market Levels
- Opportunity to Execute On Continued Light Interior Enhancements Such As White Shaker Cabinets, Granite Countertops, New Fixtures And Potential To Add On-Site Laundry Facility
- Property Amenities Include On-Site Parking and a Shared Back Patio for Residents
- Located just Five Minutes from Downtown Clearwater, Offering a Walkable, Waterfront Lifestyle with Dining, Shopping, and Entertainment Anchored by Coachman Park, Featuring a 4,000-Seat Covered Venue, Walking Trails, Rentable Pavilions, and Playgrounds (1.6 Mi)
- Three Minutes from the Pinellas Trail, a 75- Mile Paved Multi-Use Trail Connecting St. Petersburg to Tarpon Springs, and 11 Minutes from Clearwater Beach, Ranked Best Beach in the South (USA Today 10Best, 2023) and the #15 Best White Sand Beach in the World (Travel + Leisure, 2025)
- Proximate to Major Employment Centers Including Morton Plant Hospital (2.7 Mi), Clearwater Marine Aquarium (3.7 Mi), and the Gateway Business District (15 Mi)
- Convenient Access to US-19 and Interstate 275

INVESTMENT DETAILS

New Price	\$1,965,000
Price Per Unit	\$109,167
Number of Units	18





Located Just ~1.5 Miles from Downtown Clearwater
and ~4 Miles from Clearwater Beach, Offering Easy
Access to White-Sand Beaches, Dining, and Retail

SAND KEY BEACH

CLEARWATER BEACH
Voted #1 Beach in the U.S.
(TripAdvisor, 2016, 2018, 2019)

Causeway Byway

COACHMAN PARK
24-Acre Urban Waterfront Park and
Premier Outdoor Performance Venue



AMELIA ISLAND

APACHE TRAIL APARTMENTS



Pinellas Trail

APACHE TRAIL

MOHAWK CIRCLE



APACHE TRAIL APARTMENTS



MARK SAVARESE (LEAD)

Senior Director
FL #SL3424810
813.577.3837
mark.savarese@franklinst.com

GENO CRONIN

Senior Associate
FL # SL3612814
813.995.6542
geno.cronin@franklinst.com