

Pinellas Property Market Report

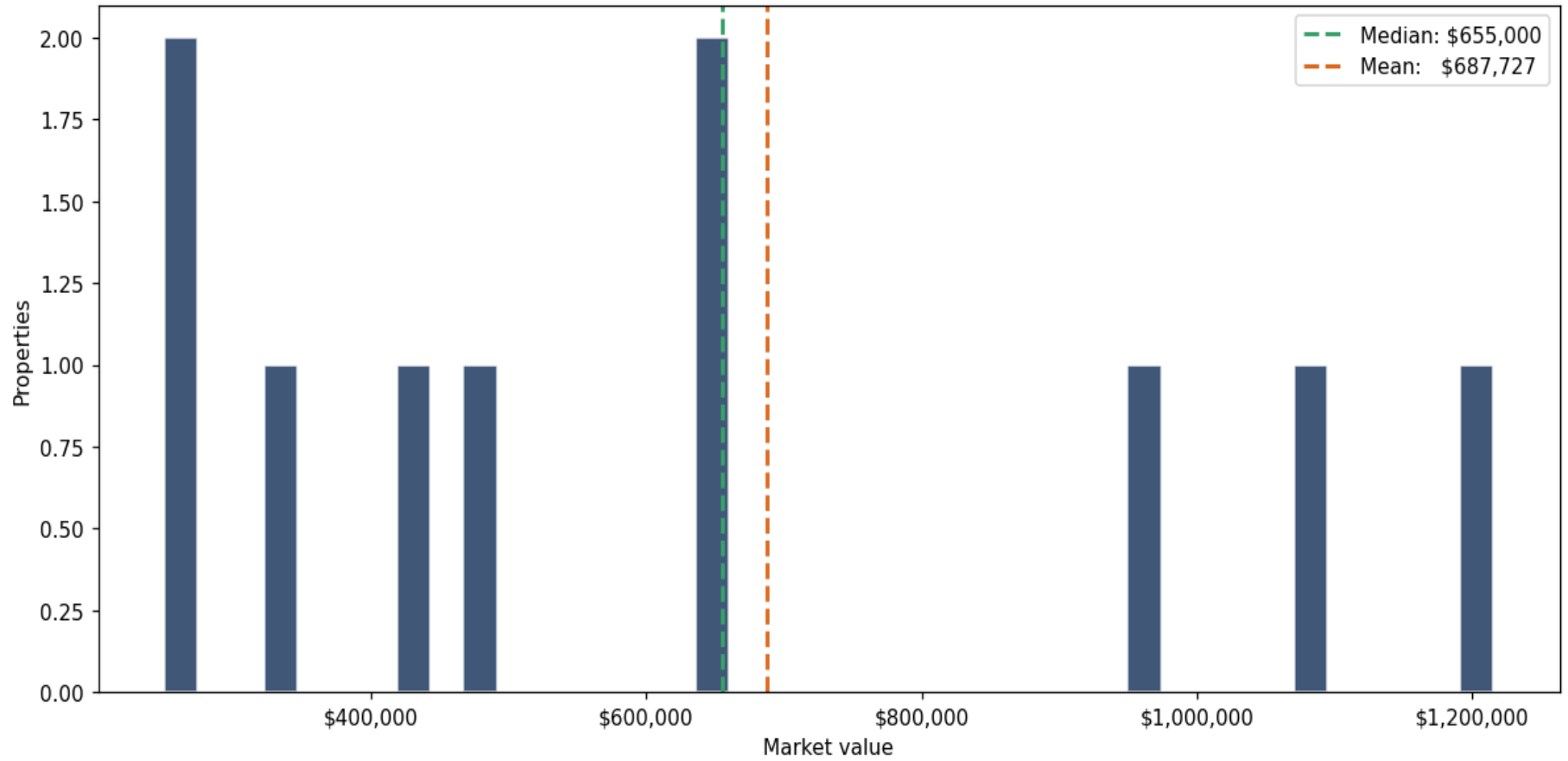
11 matching properties • May 30, 2026

Filters applied	Headline numbers
City: Dunedin	Properties matched: 11
Property type: Convenience Store	Median market value: \$655,000
	Mean market value: \$687,727
	Min / Max: \$250,000 / \$1,245,000
	Mean square footage: 2,606

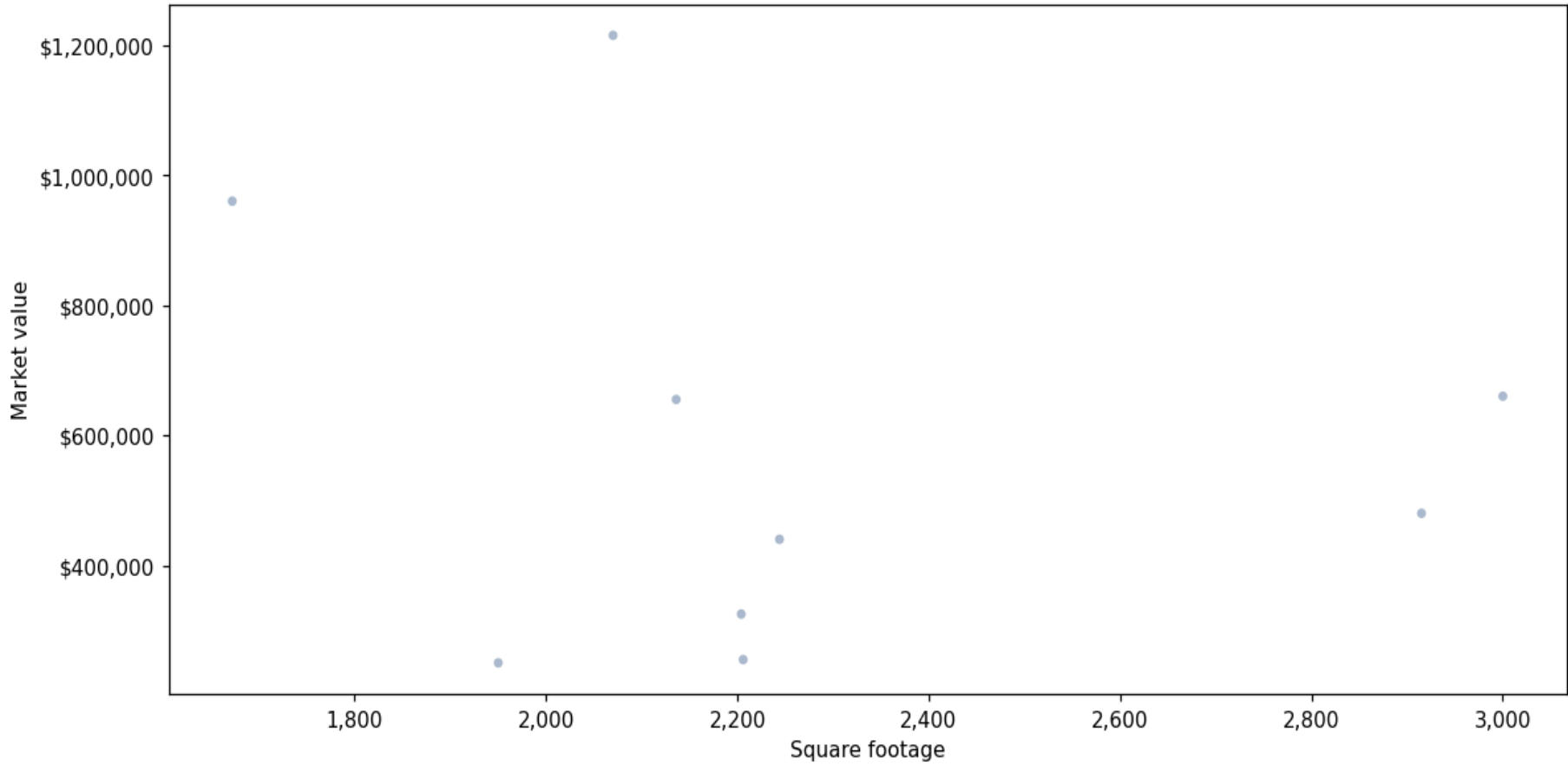
Top 11 properties by market value

Address	City	Type	Market Value	Sq Ft	Year	Annual Tax
1625 MAIN ST	Dunedin	Convenience Store	\$1,245,000	4,054	1990	\$22,530
2198 MAIN ST	Dunedin	Convenience Store	\$1,215,000	2,070	1994	\$21,386
2600 BAYSHORE BLVD	Dunedin	Convenience Store	\$1,080,000	4,216	1969	\$19,538
840 BROADWAY	Dunedin	Convenience Store	\$960,000	1,672	1967	\$17,690
801 COUNTY ROAD 1	Dunedin	Convenience Store	\$660,000	3,000	1987	\$13,025
1001 BROADWAY	Dunedin	Convenience Store	\$655,000	2,136	1963	\$12,409
466 PATRICIA AVE	Dunedin	Convenience Store	\$480,000	2,915	1980	\$8,977
3000 BELCHER RD	Dunedin	Convenience Store	\$440,000	2,244	1978	\$8,107
1401 PINEHURST RD	Dunedin	Convenience Store	\$325,000	2,204	1977	\$6,161
614 UNION ST	Dunedin	Convenience Store	\$255,000	2,206	1966	\$5,369
2100 BAYSHORE BLVD	Dunedin	Convenience Store	\$250,000	1,950	1971	\$4,576

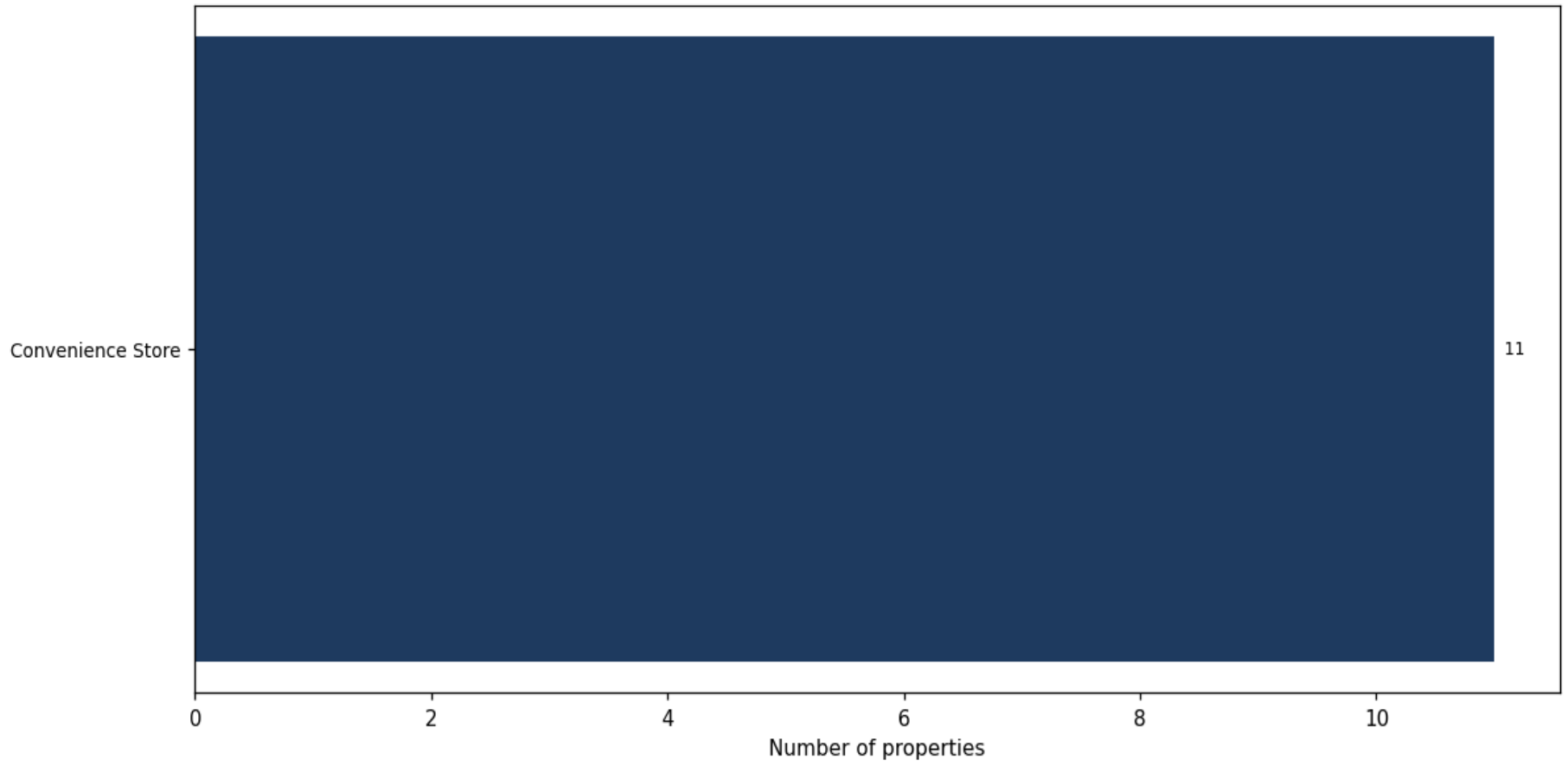
Market value distribution (n=11, top 1% trimmed for readability)



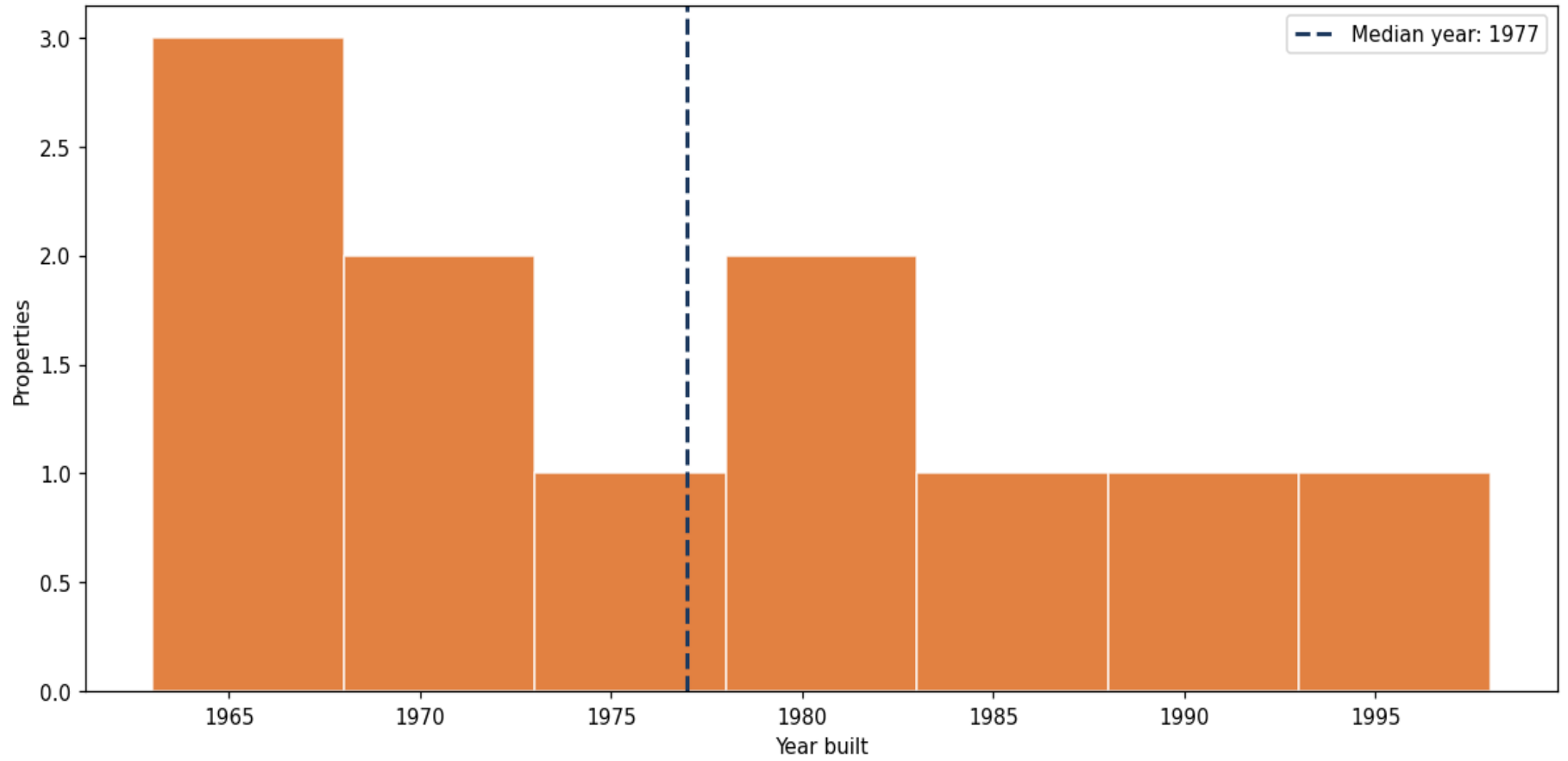
Building size vs. market value (n=9, outliers trimmed)



Top property types by count



Year built distribution (5-year buckets)



Market value vs. assessed value (gap = untaxed appreciation)

