

# Pinellas Property Market Report

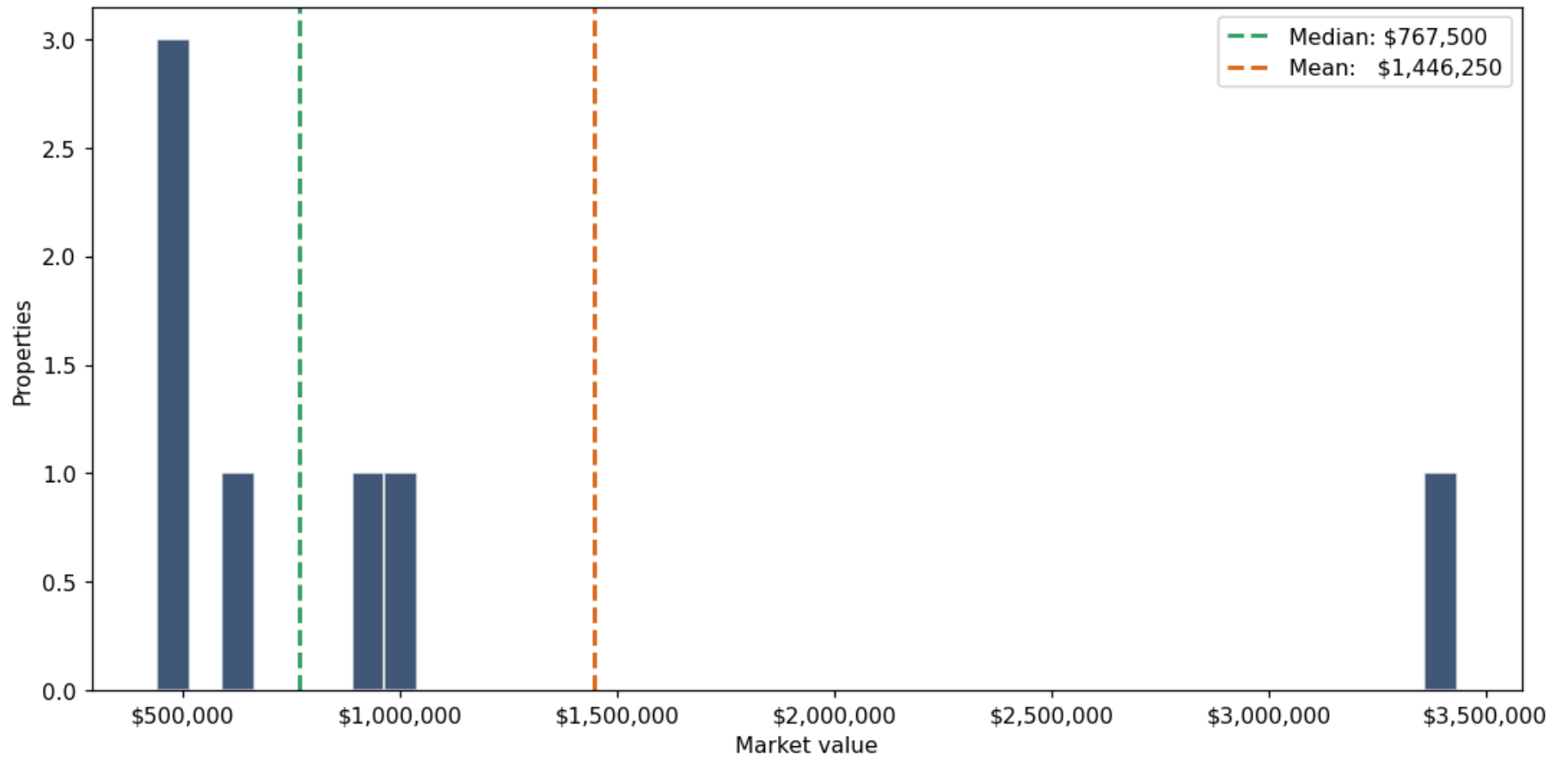
8 matching properties • May 30, 2026

Filters applied	Headline numbers
<b>City:</b> Madeira Beach	<b>Properties matched:</b> 8
<b>Property type:</b> Restaurant, Cafeteria	<b>Median market value:</b> \$900,000
	<b>Mean market value:</b> \$1,446,250
	<b>Min / Max:</b> \$440,000 / \$4,225,000
	<b>Mean square footage:</b> 2,785

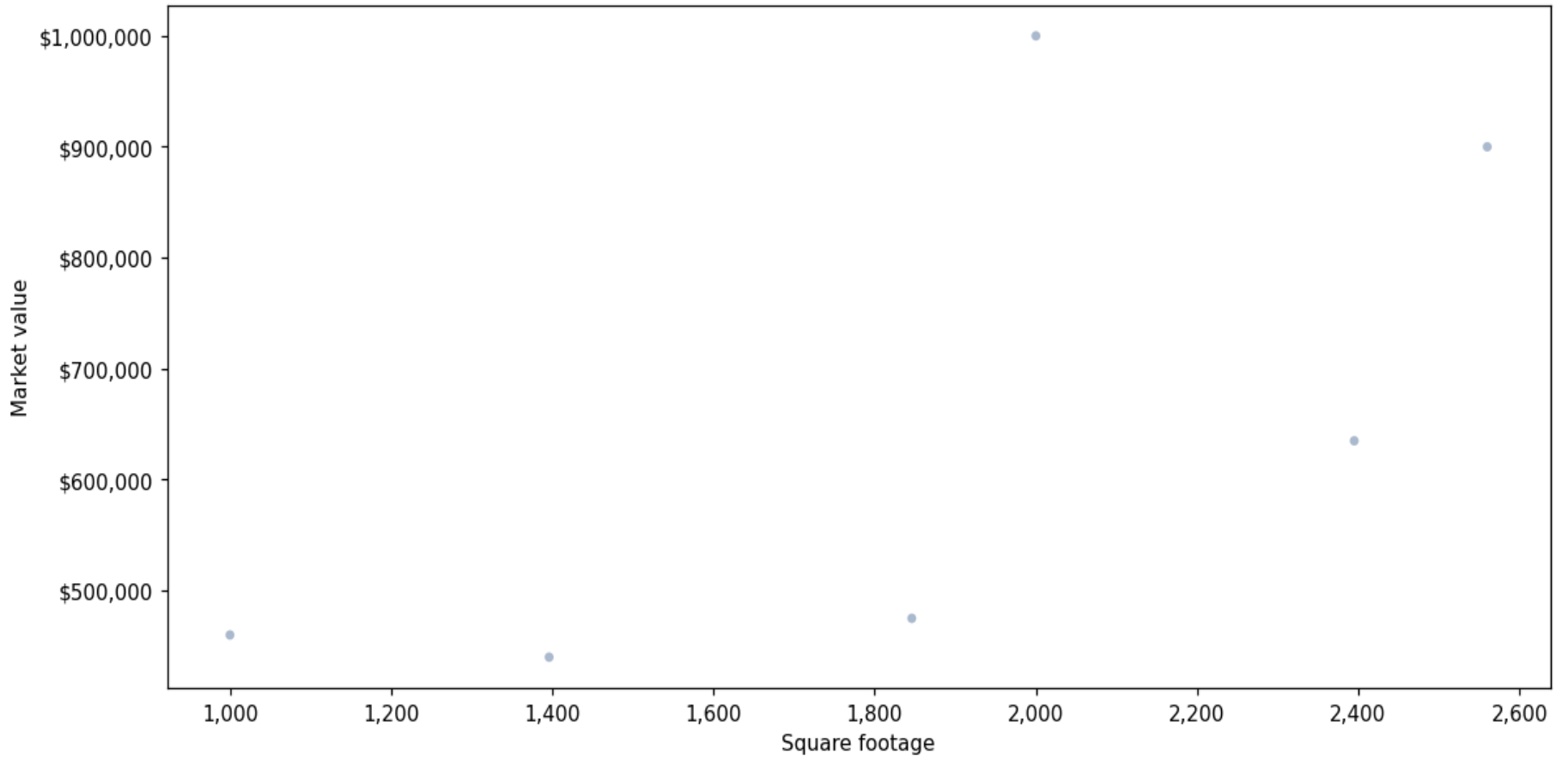
## Top 8 properties by market value

Address	City	Type	Market Value	Sq Ft	Year	Annual Tax
194 BOARDWALK PL E	Madeira Beach	Restaurant, Cafeteria	\$4,225,000	5,750	1984	\$68,518
14080 GULF BLVD	Madeira Beach	Restaurant, Cafeteria	\$3,435,000	5,336	2021	\$57,814
14705 GULF BLVD	Madeira Beach	Restaurant, Cafeteria	\$1,000,000	2,000	1940	\$16,866
14701 GULF BLVD	Madeira Beach	Restaurant, Cafeteria	\$900,000	2,560	1947	\$14,595
12800 VILLAGE BLVD	Madeira Beach	Restaurant, Cafeteria	\$635,000	2,395	1940	\$10,703
13331 GULF BLVD	Madeira Beach	Restaurant, Cafeteria	\$475,000	1,846	1965	\$8,028
4330 DUHME RD	Madeira Beach	Restaurant, Cafeteria	\$460,000	1,000	1986	\$7,460
15031 GULF BLVD	Madeira Beach	Restaurant, Cafeteria	\$440,000	1,396	1993	\$7,460

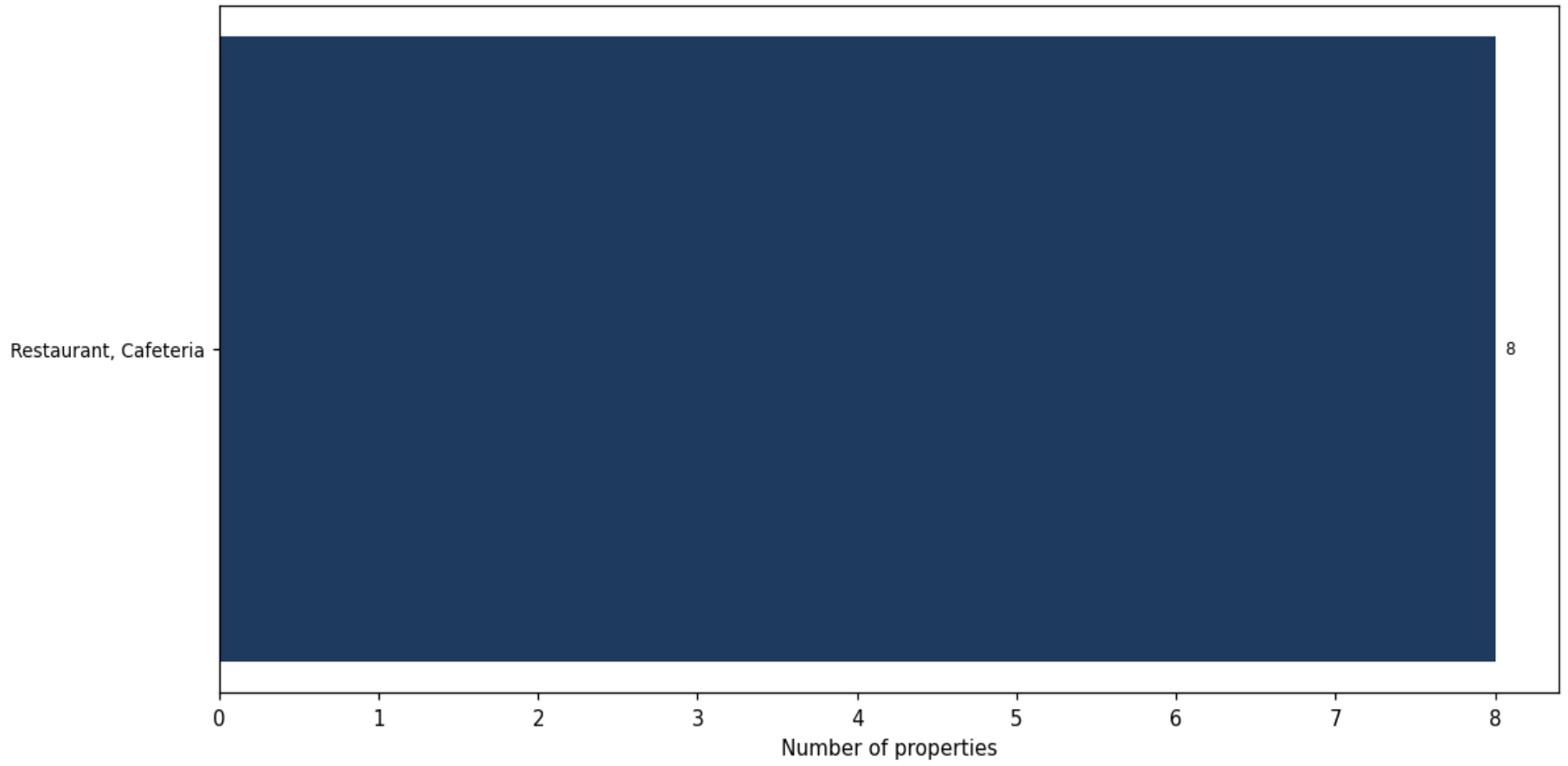
**Market value distribution (n=8, top 1% trimmed for readability)**



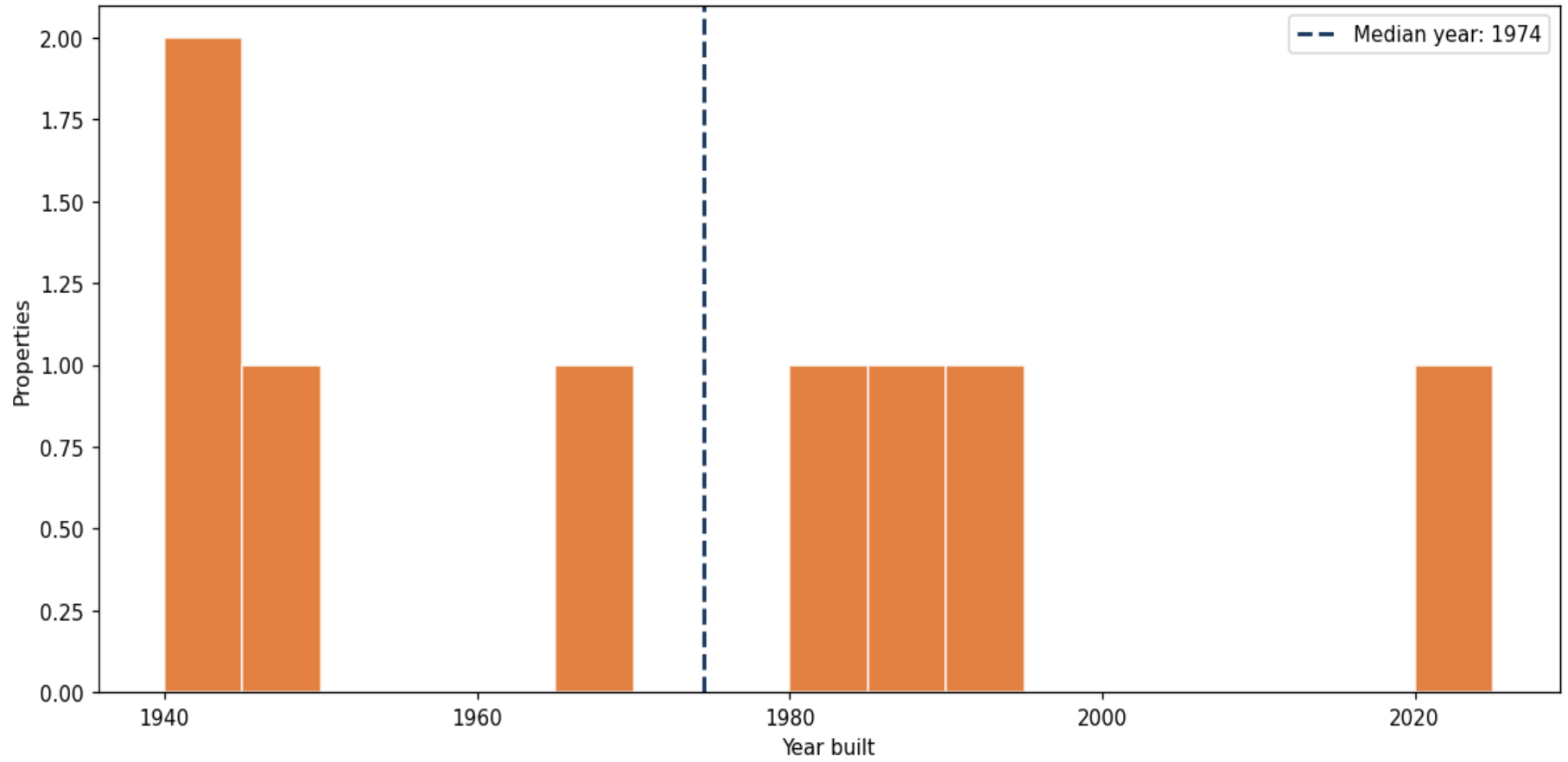
**Building size vs. market value (n=6, outliers trimmed)**



### Top property types by count



**Year built distribution (5-year buckets)**



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

