

\$495,000 - 8640 54th Avenue Circle E, BRADENTON

MLS® #A4611227

\$495,000

2 Bedroom, 2.00 Bathroom, 1,857 sqft

Residential on 0.16 Acres

ROSEDALE 11, BRADENTON, FL

NO STORM ISSUES and Now Seller is providing both a NEW TILE ROOF and NEW A/C all at the same below market priced home!

Enjoy maintenance-free Florida living within the desirable gated community called Rosedale Golf & Tennis Country Club. Here you will find a home nestled in a private setting and a short distance from all the amenities of the Clubhouse. A popular open concept floor plan that offers 2 bedrooms and 2 bathrooms, home office plus pool. A home that boasts an abundance of light and an open concept floor plan combining the Great Room/Dining Room with kitchen setting. The kitchen features an abundance of light cabinets, walk-in pantry, granite counter tops, stainless steel appliances, and breakfast bar. Separate office/study for those that work from home or in need of a flex room. The master suite has a large walk-in closet, roman shower plus dual sinks at vanity, and soaking tub. The expansive lanai is complete with travertine decking, a sparkling pool, and covered seating area great for dining and relaxation. Notable upgrades of new tile roof scheduled for March install with 10-year labor & material workmanship with one-time transferable warranty, 30-year polyglass underlayment warranty, and 50-year tile manufacturer's warranty. New 2024 Carrier A/C 3.5 Ton Split System Heat Pump with one-time transferable 10 yr. warranty. Rosedale Golf & Country Club is a Gated Community with NO CDD Fees, many levels of memberships offered, 24



Hour Security, Full Calendar of Activities,
Social Clubs & Events, Golf, Tennis, Fitness,
Resort Style Pool, Bocce' Ball, beautiful
Clubhouse, Game Room & so much more!
The location of this community is so
convenient for literally everything for
Sarasota-Bradenton-Lakewood Ranch, Award
Winning Beaches, UTC shopping Mall, I-75,
Hospitals, Sarasota Airport, Restaurants,
Sporting Events, Theater. Book your showing
today!

Built in 2002

Essential Information

MLS® #	A4611227
Price	\$495,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,857
Acres	0.16
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Style	Patio
Status	Sold
Property Taxes	3,095.00
Minimum Lease	2 Months

Community Information

Address	8640 54th Avenue Circle E
Area	Bradenton/Lakewood Ranch Area
Subdivision	ROSEDALE 11
City	BRADENTON
County	Manatee
State	FL
Zip Code	34211-3718

Amenities

Amenities	Cable TV, Gated, Maintenance, Optional Additional Fees, Security
Parking	Garage Door Opener
# of Garages	2
View	Pool
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Crown Molding, Eating Space In Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Irrigation System, Sidewalk, Sliding Doors
Lot Description	Landscaped, Near Golf Course, Near Public Transit, Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Braden River Elementary
Middle	Dr Mona Jain Middle
High	Lakewood Ranch High

Additional Information

Date Listed	May 24th, 2024
Days on Market	464
Zoning	PDR/WPE

Listing Details

Listing Office	COASTAL LUXURY PARTNERS, INC.
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