

\$380,000 - 13702 Messina Loop 204, BRADENTON

MLS® #A4619401

\$380,000

2 Bedroom, 2.00 Bathroom, 1,528 sqft

Residential

BACCIANO AT ESPLANADE LAKEWOOD
RANCH, BRADENTON, FL

****Property offered FURNISHED (at no additional cost) or unfurnished + qualifies for a 1% LENDER INCENTIVE if using preferred Lender. Inquire for more details.****

This rarely occupied 2 bd/2 bath + den condo is like NEW and is one of the few NON-golf HOA units available in the renowned Esplanade Golf & Country Club at Lakewood Ranch. The trade-off for having a landscaped view out back instead of a golf-course view permits a few condo units within Esplanade to get lower HOA monthly dues while still enjoying everything in the community. This status allows you access to all the resort-style living, dining, and amenities that Esplanade offers (including the ability to play golf with a pay as you play option) with significantly lower monthly HOA fees.

Additionally, this unit is a second-floor, END unit that is bathed in natural light (thanks to the additional side windows that interior units do not provide) and has stunning, high ceilings that open the living space beautifully in a way that first-floor units, with lower ceilings, cannot enjoy. These unique features makes this unit a rare find within Esplanade, especially when considering that the high-end furnishings can be included with the sale, if the buyer desires, at no additional cost.

No hassle or headaches with movers



necessary when you buy this condo! Just pack your clothes to move in and enjoy the same day you close! With multiple restaurant, pool, and fitness activity options to choose from throughout the neighborhood, you will be able to relax or play all day before coming home to the luxurious and comforting condo that you call home. Reach out today for a showing!

Built in 2018

Essential Information

MLS® #	A4619401
Price	\$380,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,528
Year Built	2018
Type	Residential
Sub-Type	Condominium
Status	Sold
Property Taxes	5,741.00
Minimum Lease	1 Month

Community Information

Address	13702 Messina Loop 204
Area	Bradenton/Lakewood Ranch Area
Subdivision	BACCIANO AT ESPLANADE LAKEWOOD RANCH
City	BRADENTON
County	Manatee
State	FL
Zip Code	34211-2130

Amenities

Amenities	Clubhouse, Fitness Center, Gated, Golf Course, Maintenance, Park, Playground, Pool, Racquetball, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s), Trail(s)
Parking	Assigned, Covered, Ground Level, Guest

View	Trees/Woods
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Interior

Interior Features	Ceiling Fan(s), Crown Molding, Eating Space In Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Balcony, Hurricane Shutters, Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	Landscaped, Near Golf Course, Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Freedom Elementary
Middle	Dr Mona Jain Middle
High	Lakewood Ranch High

Additional Information

Date Listed	August 8th, 2024
Days on Market	433
Zoning	PD-MU

Listing Details

Listing Office	KW COASTAL LIVING III
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Listing information last updated on November 4th, 2025 at 1:54am EST