

# **\$774,900 - 6453 Indigo Bunting Place, LAKEWOOD RANCH**

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MLS® #A4620479

**\$774,900**

5 Bedroom, 4.00 Bathroom, 3,076 sqft  
Residential on 0.24 Acres

GREENBROOK VILLAGE, LAKEWOOD  
RANCH, FL

Not one ounce of water damage to this home, showing the viability of the roof and windows as well as elevation of this well built solid home!

Discover an exceptional opportunity to own a stunning, upgraded 5-bedroom, 4-bathroom pool home nestled against a tropical and private preserve in the executive Trails neighborhood of Greenbrook Village. Perfect for families, this home is conveniently located near A-rated schools, just a short bike ride away, and Adventure Park, which features playgrounds, sports fields, nature trails, and two dog parks. The property sits on a private, lushly landscaped lot and boasts a large pool with a waterfall, a spa integrated into an outdoor bar seating area with waterfall and lighting, and mature landscaping with an in-ground sprinkler system. The spacious outdoor living area includes a large covered area, outdoor lighting and a TV hookup, making it perfect for entertaining.

Inside, the home features hardwood floors throughout, freshly painted 42" upper kitchen cabinets, updated granite countertops, and a stacked rock backsplash and center island. The extensive wood trim detailing adds a touch of elegance. The primary suite and two bedrooms are located on the main level, while two additional bedrooms and a full bath are



upstairs. The spacious primary suite includes a separate seating area, walk-in closets, and an executive organizer system. Additional interior features include recessed lighting, a gas fireplace, French doors in the master and formal living room, and soaring ceilings. The home also has a new pool pump, and the rear of the house has been converted from a solid wall to an open three-panel pocketing slider for enhanced views of the preserve. Dog doors from the pool bath and lanai lead to a large fenced-in side yard, an invisible dog fence already installed, making it ideal for pet owners. Additionally, there is a pre-wired ADT security system.

This home offers a perfect blend of luxury, comfort, and convenience, making it an ideal choice for discerning buyers.

Built in 2004

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | A4620479                |
| Price          | \$774,900               |
| Bedrooms       | 5                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 4                       |
| Square Footage | 3,076                   |
| Acres          | 0.24                    |
| Year Built     | 2004                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Florida                 |
| Status         | Sold                    |
| Property Taxes | 9,274.00                |
| Minimum Lease  | 6 Months                |

**Community Information**

|         |                           |
|---------|---------------------------|
| Address | 6453 Indigo Bunting Place |
|---------|---------------------------|

|             |                                       |
|-------------|---------------------------------------|
| Area        | Bradenton/Lakewood Ranch/Lakewood Rch |
| Subdivision | GREENBROOK VILLAGE                    |
| City        | LAKEWOOD RANCH                        |
| County      | Manatee                               |
| State       | FL                                    |
| Zip Code    | 34202-8246                            |

### **Amenities**

|              |                                   |
|--------------|-----------------------------------|
| Amenities    | Park, Playground, Tennis Court(s) |
| Parking      | Garage Door Opener                |
| # of Garages | 3                                 |
| View         | Trees/Woods                       |
| Has Pool     | Yes                               |

### **Interior**

|                   |                                                                                                                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Ceiling Fan(s), Crown Molding, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments |
| Appliances        | Built-In Oven, Cooktop, Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator                                                                                                                                                                    |
| Heating           | Central, Electric                                                                                                                                                                                                                                          |
| Cooling           | Central Air                                                                                                                                                                                                                                                |
| Fireplace         | Yes                                                                                                                                                                                                                                                        |
| Fireplaces        | Decorative, Gas, Living Room                                                                                                                                                                                                                               |

### **Exterior**

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior Features | Hurricane Shutters, Irrigation System, Lighting, Rain Gutters, Sliding Doors |
| Lot Description   | Conservation Area, In County                                                 |
| Roof              | Tile                                                                         |
| Foundation        | Slab                                                                         |

### **School Information**

|            |                     |
|------------|---------------------|
| Elementary | McNeal Elementary   |
| Middle     | Nolan Middle        |
| High       | Lakewood Ranch High |

### **Additional Information**

|             |                   |
|-------------|-------------------|
| Date Listed | August 17th, 2024 |
|-------------|-------------------|

|                |        |
|----------------|--------|
| Days on Market | 397    |
| Zoning         | PDMU/W |

## **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | COLDWELL BANKER REALTY |
|----------------|------------------------|

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Listing information last updated on November 1st, 2025 at 2:25pm EDT