

\$549,000 - 17519 Hampton Falls Terrace, LAKEWOOD RANCH

MLS® #A4624358

\$549,000

2 Bedroom, 2.00 Bathroom, 1,433 sqft
Residential on 0.18 Acres

DEL WEBB PH II SUBPHASES 2A, 2B & 2C,
LAKEWOOD RANCH, FL

****Waterfront Elegance in Del Webb's
Premier 55+ Community****

Discover a life of unparalleled luxury in this exceptional 2-bedroom, 2-bathroom + den residence, where every detail has been thoughtfully curated to offer the best in refined Florida living. From the moment you step inside, you'll be captivated by the home's sophisticated ambiance, enhanced by an open floor plan that seamlessly blends indoor and outdoor living. Beautiful porcelain tile flows through the main living areas, while the bedrooms and den feature new plush carpeting, adding warmth and comfort. Designer lighting fixtures, ceiling fans, and crown molding throughout elevate the aesthetic, creating an atmosphere of understated elegance. The gourmet kitchen is a chef's dream, featuring high-end stainless-steel appliances, sleek 42" cabinetry, and luxurious granite countertops with a coordinating backsplash. The gas range and expansive island with additional storage make this kitchen as functional as it is stunning.

The owner's suite is a private sanctuary, complete with tranquil water views and a spa-like ensuite bath. Dual sinks set in upgraded granite, a dedicated makeup vanity, and a spacious walk-in shower ensure a lavish experience, while the custom-organized closet,



outfitted with built-in drawers and shelving, offers impeccable organization.

The ample second bedroom comfortably accommodates a queen size bed and is adorned with a closet that has been customized for maximum functionality.

The extended lanai is a true showstopper, designed for both relaxation and entertaining.

With its seamless screen enclosures and elegant stamped concrete flooring, this outdoor haven offers panoramic water views that will take your breath away, whether you’re enjoying a peaceful morning coffee or hosting an evening soiree.

The meticulously maintained garage is another highlight, featuring professional epoxy flooring and custom cabinetry for ample storage and workspace.

Beyond the home itself, the Del Webb 55+ community offers a vibrant lifestyle with amenities to suit every interest. Savor gourmet dining at the Lake House restaurant, connect with neighbors through a variety of social clubs, or stay active with tennis and pickleball courts, a state-of-the-art fitness center, and two resort-style pools.

This exquisite residence represents a rare opportunity to embrace waterfront luxury and an active, fulfilling lifestyle in one of Sarasota’s most sought-after communities. Schedule your private tour today and experience this extraordinary home for yourself.

****Main entrance off 70 is closed due to construction. Use Del Webb entrance off The Masters Ave****

Built in 2018

Essential Information

MLS® #	A4624358
Price	\$549,000
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,433
Acres	0.18
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Sold
Property Taxes	5,393.00
Minimum Lease	3 Months

Community Information

Address	17519 Hampton Falls Terrace
Area	Bradenton/Lakewood Ranch/Lakewood Rch
Subdivision	DEL WEBB PH II SUBPHASES 2A, 2B & 2C
City	LAKEWOOD RANCH
County	Manatee
State	FL
Zip Code	34202-2601

Amenities

Amenities	Clubhouse, Fitness Center, Pickleball Court(s), Pool, Recreation Facilities, Security, Tennis Court(s)
Parking	Driveway, Garage Door Opener, Ground Level
# of Garages	2
View	Water

Interior

Interior Features	Ceiling Fan(s), Crown Molding, High Ceilings, In Wall Pest System, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Exhaust Fan, Gas Water Heater, Microwave, Range, Range Hood, Refrigerator, Washer
Heating	Central, Natural Gas
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Hurricane Shutters, Irrigation System
Lot Description	Cul-De-Sac, In County, Level
Roof	Tile
Foundation	Slab

Additional Information

Date Listed	September 27th, 2024
Days on Market	379
Zoning	PD-R

Listing Details

Listing Office	REAL BROKER, LLC
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