

\$223,000 - 6304 Pointe West Boulevard A304, BRADENTON

MLS® #A4624726

\$223,000

2 Bedroom, 2.00 Bathroom, 1,042 sqft
Residential

LANDMARK AT POINTE WEST I,
BRADENTON, FL

Situated less than 11 miles from Bradenton Beach, under a majestic oak canopy and surrounded by lush tropical landscaping, you'll discover the budget and pet friendly community of Landmark at Pointe West. This charming community features a sparkling pool, a barbecue area complete with tables and chairs, and a fire pit that overlooks a serene pond. Homeowners benefit from assigned parking, with covered options and guest parking too. Your two-bedroom, two-bathroom abode is situated on the third floor of a solid concrete building, which has passed the initial milestone structural survey, waiving the need for a second-phase inspection. Your front door is just steps from the elevator though stair access is also an option. You will be delighted with an updated interior, newer appliances, tile, and luxury vinyl plank flooring...no carpet here! Upgrades include a new roof in 2018, an HVAC system replaced in the same year, a new compressor in 2024, and a water heater installed in 2022, with the entire home freshly painted in 2024. The monthly HOA fee covers water, sewer, trash, internet, cable, as well as exterior, grounds, and pool maintenance, affording you a hassle-free lifestyle and more time to savor the local offerings. Residing here places you within arm's reach of shopping, dining, healthcare facilities, educational institutions, and more. Nearby you will also



find IMG Academy, Robinson Preserve, Anna Maria Island, The Riverwalk, and the quaint Cortez fishing village. Truly a prime location for entertainment, convenience, and privacy too being tucked away inside this great community.

Built in 1986

Essential Information

MLS® #	A4624726
Price	\$223,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,042
Year Built	1986
Type	Residential
Sub-Type	Condominium
Status	Sold
Property Taxes	3,307.00

Community Information

Address	6304 Pointe West Boulevard A304
Area	Bradenton/Palma Sola
Subdivision	LANDMARK AT POINTE WEST I
City	BRADENTON
County	Manatee
State	FL
Zip Code	34209

Amenities

Amenities	Elevator(s)
Parking	Assigned

Interior

Interior Features	Ceiling Fan(s), Crown Molding, Living Room/Dining Room Combo, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments
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Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Electric
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Balcony, Garden, Lighting, Private Mailbox, Sidewalk, Sliding Doors, Storage
Roof	Shingle
Foundation	Slab

School Information

Elementary	Palma Sola Elementary
Middle	Martha B. King Middle
High	Manatee High

Additional Information

Date Listed	September 28th, 2024
Days on Market	171
Zoning	PDP

Listing Details

Listing Office	EXP REALTY LLC
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