

\$289,000 - 6752 Willowshire Way, BRADENTON

MLS® #A4626585

\$289,000

2 Bedroom, 2.00 Bathroom, 1,545 sqft

Residential on 0.12 Acres

HERITAGE HARBOUR SUBPHASE J,
BRADENTON, FL

HUGE PRICE REDUCTION! Welcome to this charming paired villa located in the desirable, gated River Strand community! This spacious 1532 sq. ft. home features 2 cozy bedrooms and 2 baths, with an additional den that offers flexibility for an office or guest space. A quiet lanai off the rear of the home offers a lovely spot for reading a book or enjoying a morning cup of coffee. The open layout is perfect for entertaining. There are seamless gutters the extent of the home as well as an installed surge protector. Enjoy the convenience of being just a short stroll from the secondary clubhouse, pool, and gym, making it easy to embrace a vibrant lifestyle. and the community amenities provide endless opportunities for relaxation and recreation. The River Strand community offers a wide range of amenities designed to enhance your lifestyle. Residents can enjoy the luxurious main clubhouse including a full-service restaurant, tiki bar, golf course, a resort-style swimming pool, and a state-of-the-art fitness center. There are tennis courts, pickle ball, fire pits, and scenic lakes for outdoor activities and relaxation.

Additionally, the community hosts social events and activities, fostering a friendly and engaged neighborhood. Don't miss your chance to be part of this wonderful neighborhood! The Marketplace in Heritage Harbour currently offers Costco and Academy Sports. Many other establishments are coming such as Target. There is easy access to I-75,



Sarasota, Bradenton, Ellenton, Venice and beyond as well as the beaches and all the natural beauty of our area. This property does not include a golf membership. All other amenities are included. Minimum spend each year in restaurants is required.

Built in 2016

Essential Information

MLS® #	A4626585
Price	\$289,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,545
Acres	0.12
Year Built	2016
Type	Residential
Sub-Type	Villa
Status	Sold
Property Taxes	4,365.00
Minimum Lease	1 Month

Community Information

Address	6752 Willowshire Way
Area	Bradenton
Subdivision	HERITAGE HARBOUR SUBPHASE J
City	BRADENTON
County	Manatee
State	FL
Zip Code	34212-3307

Amenities

# of Garages	2
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Interior

Interior Features	Crown Molding, In Wall Pest System, Open Floorplan, Split Bedroom
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range,

	Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered
Roof	Tile
Foundation	Slab

School Information

Elementary	Freedom Elementary
Middle	Carlos E. Haile Middle
High	Parrish Community High

Additional Information

Date Listed	October 25th, 2024
Days on Market	331
Zoning	PDMU

Listing Details

Listing Office	ROSEBAY INTERNATIONAL REALTY, INC
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