

\$735,000 - 327 Compass Point Drive 201, BRADENTON

MLS® #A4626799

\$735,000

3 Bedroom, 3.00 Bathroom, 2,159 sqft

Residential

EDGEWATER WALK ON HARBOUR ISLE
5-36, BRADENTON, FL

HUGE PRICE IMPROVEMENT!!! VALUE

Priced at almost 20% less than any competing property in HARBOUR ISLES this incredible unit is a GREAT investment for your future while offering an Amazing Retreat from Old Man Winter or maybe even a new Home Base for you and your family. **LOCATION**

IMPORTANT TO YOU? This unit has it, 2 miles from Anna Maria Island it's the perfect place combining easy access to Gulf Coast beaches with the convenience and safety of a mainland location. **AMENITIES**

ABOUND...The Resort Style community center features; a Huge Heated pool, a private beach on the sound where sunsets are spectacular, a Fitness Club with ALL the equipment you could ever want, a 5 STAR restaurant (for residents only) with a second story lounge to enjoy your favorite libation because it's always 5:00 somewhere! The **ON SITE MARINA** features wet slips up to 50' and dry stack storage (45') offering all the services that make boating a breeze. The Compass Hotel, a Jimmy Buffet Margaritaville Resort, just outside the **GATED ENTRANCE** of the subdivision is the perfect place to house "coat tail" relatives that come down when the cold winds start blowing. Finally let's look at **CONDITION...**We can start with a spotless kitchen where the family chef can get creative complete with 42" cabinets, Granite counters and Stainless Steel appliances. The living room features Cathedral Ceilings with shiplap



accents, the Full Size Dining room is perfect for Holiday Gatherings, the Sun Room is an ideal spot for quiet relaxation and the Third Floor OBSERVATORY can be your personal sanctuary, a HOME OFFICE, craft area or a private retreat where you can have some "ME" time. The Primary Bedroom offers morning lagoon views, the guest bedroom with private bath is great for returning adult children or aging parents and the third bedroom is big enough for bunk beds to accommodate the grandkids when the whole family comes to visit. An ELEVATOR with access from the 2 car garage makes access easy after a day at the beach or when unloading groceries. New AC keeps costs in line even during our summer months and the Full Perimeter Security system allows you to lock up and go with complete peace of mind. IF you are looking for a home away from home or to relocate to the Sunny Southland this IS the ONE for you so Call today and come home tomorrow.

Built in 2015

Essential Information

MLS® #	A4626799
Price	\$735,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,159
Year Built	2015
Type	Residential
Sub-Type	Condominium
Style	Key West
Status	Sold
Property Taxes	14,133.00
Pet Size Limit	Extra Large (101+ Lbs.)
Minimum Lease	1 Month

Community Information

Address	327 Compass Point Drive 201
Area	Bradenton/Palma Sola
Subdivision	EDGEWATER WALK ON HARBOUR ISLE 5-36
City	BRADENTON
County	Manatee
State	FL
Zip Code	34209-5666

Amenities

Amenities	Cable TV, Clubhouse, Fitness Center, Gated, Maintenance, Playground, Pool, Recreation Facilities, Spa/Hot Tub, Trail(s)
# of Garages	2
View	Water
Waterfront	Waterfront

Interior

Interior Features	Cathedral Ceiling(s), Coffered Ceiling(s), Crown Molding, Eating Space In Kitchen, Elevator, Kitchen/Family Room Combo, Open Floorplan, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Lighting, Sidewalk
Lot Description	City Lot, Landscaped, Near Marina, Sidewalk
Roof	Metal, Tile
Foundation	Slab

School Information

Elementary	Ida M. Stewart Elementary
Middle	Martha B. King Middle
High	Manatee High

Additional Information

Date Listed	November 4th, 2024
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Days on Market	336
Zoning	PDP

Listing Details

Listing Office	FINE PROPERTIES
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