

\$400,000 - 5352 Fairfield Boulevard, BRADENTON

MLS® #A4628339

\$400,000

2 Bedroom, 2.00 Bathroom, 1,524 sqft

Residential on 0.10 Acres

FAIRFIELD, BRADENTON, FL

****THIS PROPERTY QUALIFIES FOR A 1% LENDER INCENTIVE IF USING PREFERRED LENDER. INQUIRE FOR MORE DETAILS.****

Welcome to this elegant villa in the gated community of Fairfield, a sought-after Neal Community. Recently updated with a new HVAC system and water heater in 2024, this Tidewater plan offers lasting peace of mind. Inside, the villa features 2 bedrooms, 2 bathrooms, and a versatile den. A standout feature is the newly completed Florida room, which expands the living space and showcases two walls of impact-resistant windows with a transferable lifetime warranty—inviting the outdoors in while ensuring year-round durability. Outside, an extended paver patio creates an inviting space for relaxation or outdoor gatherings. Elegance flows throughout the home, highlighted by high ceilings with crown molding, plantation shutters, and a beautifully designed kitchen with stainless steel appliances, including a gas range, a generous island with a breakfast bar, and a pantry. The family room, adorned with a decorative ceiling, is bathed in natural light, enhancing its warm and inviting atmosphere. The primary suite is a peaceful retreat, featuring dual closets and an ensuite bathroom with dual vanities and a tile walk-in shower. At the front of the villa, the second bedroom and bathroom offer privacy, while the den, tucked behind French doors, provides the opportunity to tailor the space to suit your needs. Located just across from the



community pool, you can enjoy sunbathing or a refreshing swim with ease. Fairfield offers a host of amenities with a low quarterly HOA and NO CDD fees, covering lawn maintenance, exterior painting, and roofing. Residents enjoy a clubhouse with a fitness center, library, pool, spa, and grilling area—ideal for an active lifestyle. Perfectly positioned between I-75 and US-301, this villa offers unparalleled access to Lakewood Ranch, UTC, Downtown Bradenton, Sarasota, SRQ International Airport, and the stunning Gulf beaches, placing the best of the area within minutes.

Built in 2013

Essential Information

MLS® #	A4628339
Price	\$400,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,524
Acres	0.10
Year Built	2013
Type	Residential
Sub-Type	Villa
Status	Sold
Property Taxes	2,640.00
Minimum Lease	6 Months

Community Information

Address	5352 Fairfield Boulevard
Area	Bradenton/Braden River/Lakewood Rch
Subdivision	FAIRFIELD
City	BRADENTON
County	Manatee
State	FL
Zip Code	34203

Amenities

Amenities	Clubhouse, Fitness Center, Gated, Pool, Recreation Facilities, Spa/Hot Tub, Vehicle Restrictions
Parking	Driveway, Garage Door Opener
# of Garages	2
View	Trees/Woods
Waterfront	Lake

Interior

Interior Features	Ceiling Fan(s), Crown Molding, Eating Space In Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Electric, Natural Gas
Cooling	Central Air

Exterior

Exterior Features	Hurricane Shutters, Lighting, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	In County, Landscaped, Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Tara Elementary
Middle	Braden River Middle
High	Braden River High

Additional Information

Date Listed	November 12th, 2024
Days on Market	334
Zoning	PD-R

Listing Details

Listing Office	KELLER WILLIAMS CLASSIC GROUP
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