

\$799,000 - 7917 Broadmoor Pines Boulevard, SARASOTA

MLS® #A4629478

\$799,000

4 Bedroom, 3.00 Bathroom, 2,869 sqft
Residential on 0.40 Acres

BROADMOOR PINES, SARASOTA, FL

Drastically reduced and ready for your offers. Welcome to your gloriously spacious retreat with direct golf course frontage of the Lakes Course in the Palm Aire Country Club, one of the few courses with NO WAITING LIST. Our home is showcased amongst a few tall oaks in the unique Broadmoor Pines enclave comprised of just 40 home. Being halfway down on a cul-de-sac street means no through traffic, and silent enough to hear the birds sing in your back garden. A serene location, yet unbeatably convenient to the University Parkway corridor, or take Honore direct to UTC. The interior reflects a homey comfort in design and furnishings as well as the creativity of the owners with the choice of art. Luxurious dark hardwood floors, granite countertops, plantation shutters, a gas-fireplace all reflect their warmth which invites friends and guests in. Modern appliances (less than six years old), a newer AC, hot water heater, and a full-house generator are part of the package that ensures the continuing comfort and a weather preparedness expected in a home of this caliber. The 17-foot elevation offers peace of mind with FEMA compliance in this X-rated flood zone. Literally topping it off is a new, mold-free shingle roof installed Dec 2024 with a 20 yr transferrable warranty.

The outdoor spaces offers endless possibilities for entertaining or relaxation featuring an immense lanai with paver flooring



embedded in concrete (no weeds poking up here). Choose a shaded areas for open-air dining, or socialize around the spa. Take leisurely laps in the heated, saltwater pool.....or just while away time trying to name the numerous, colorful avians that stop at the feeders, or sing from branches of bush and trees in the natural landscape beyond the screened-in lanai enclosure. A cost-saving deep well irrigates the landscaping, the three-car garage (24' wide by 22' deep), keeps all your tools and beach toys from view, and a HOA of just \$75 per year with no CDD fees, defines a property that has very affordable carrying costs. As noted, location is everything, and from this address there is easy access to shopping, SRQ Airport, and the interstate.

This is more than a house; itâ€™s a lifestyle upgrade in a serene, sought-after community. Your vision will bring the final touch to this exceptional home where neighbors look forward to knowing you. A full list of upgrades, as well as membership information for the reasonably priced Palm Aire Country Club is available, and attached to the listing.

Built in 1987

Essential Information

MLS® #	A4629478
Price	\$799,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,869
Acres	0.40
Year Built	1987
Type	Residential

Sub-Type	Single Family Residence
Status	Sold
Property Taxes	6,234.00
Minimum Lease	3 Months

Community Information

Address	7917 Broadmoor Pines Boulevard
Area	Sarasota
Subdivision	BROADMOOR PINES
City	SARASOTA
County	Manatee
State	FL
Zip Code	34243-4621

Amenities

Parking	Circular Driveway, Garage Door Opener, Oversized
# of Garages	3
View	Golf Course
Has Pool	Yes

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Dry Bar, Eating Space In Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Ice Maker, Microwave, Range, Range Hood, Refrigerator, Washer
Heating	Electric, Propane
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas
# of Stories	1

Exterior

Exterior Features	Irrigation System, Lighting, Private Mailbox, Rain Gutters, Sliding Doors
Lot Description	Landscaped, On Golf Course, Oversized Lot, Street Dead-End
Roof	Membrane
Foundation	Slab

Additional Information

Date Listed	November 18th, 2024
Days on Market	248
Zoning	RSF4.5/W

Listing Details

Listing Office	COLDWELL BANKER REALTY
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