

\$450,000 - 8544 54th Avenue Circle E, BRADENTON

MLS® #A4632533

\$450,000

2 Bedroom, 3.00 Bathroom, 1,642 sqft

Residential on 0.10 Acres

ROSEDALE 8 WESTBURY LAKES,
BRADENTON, FL

How Soon Can You Move? Look no further, this low-maintenance pool home offers the convenience and ease of the Florida Country Club Lifestyle. The original owners have taken meticulous care and attention to detail in all its upgrades and improvements. Features include a new custom designed gourmet kitchen w/high-quality appliances and finishes. 2 spacious bedrooms, 3 full baths, a bonus room with separate study/den. This open light & bright great room/dining floor plan makes life easy to entertain or relax. Out back you will find your very own serene oasis, water and preserve views, saltwater heated pool, 2024 new tile & resurfacing completed, January 2025 New Pool Pump & Filter installed, paver brick lanai, outdoor kitchen with grill (New spark ignitor & gas regulator hose installed January 2025), side courtyard with beautiful landscaping & herb garden. Highlights include, Hurricane screens & panels, 2019 New roof, 2024 New Air conditioner, 2021 New Hot water heater, 2024 New washer & dryer, 2 Bathrooms remodeled, Luxury vinyl flooring, Plantation shutters, Designer lighting & fans throughout, Built-in cabinets in garage, paver brick driveway, and so much more! Whether you're seeking an active or a more relaxed environment, Rosedale has something for everyone! With the social membership to the Rosedale Golf & Country Club, you can enjoy amenities of tennis, bocce courts, 22,000 square foot clubhouse with a heated



junior-size Olympic swimming pool, fitness center and daily workout classes and access to personal trainers. The Clubhouse features a full-service restaurant that hosts numerous social events and activities throughout the year. For the avid golfer, Rosedale Golf and Country Club offers various levels of golf memberships. HOA fees conveniently include cable & internet, yard care maintenance, exterior painting, roof cleaning, 2-24/7 manned gates, and 2 dog parks. A meticulously maintained community conveniently located just east of I-75 off SR-70 conveniently located to restaurants, shopping, theater, UTC mall, sporting events, hospitals, Sarasota/Bradenton Airport, great schools, and some of the best beaches in the Country! No Mandatory Memberships, No CDD fees! Hurry this one will not last!!!

Built in 1997

Essential Information

MLS® #	A4632533
Price	\$450,000
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,642
Acres	0.10
Year Built	1997
Type	Residential
Sub-Type	Single Family Residence
Style	Courtyard
Status	Sold
Property Taxes	2,685.00
Minimum Lease	3 Months

Community Information

Address	8544 54th Avenue Circle E
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Area	Bradenton/Lakewood Ranch Area
Subdivision	ROSEDALE 8 WESTBURY LAKES
City	BRADENTON
County	Manatee
State	FL
Zip Code	34211-3748

Amenities

Amenities	Cable TV, Maintenance, Optional Additional Fees, Security
Parking	Driveway, Garage Door Opener, Other
# of Garages	2
View	Trees/Woods, Water
Is Waterfront	Yes
Waterfront	Pond
Has Pool	Yes

Interior

Interior Features	Cathedral Ceiling(s), Ceiling Fan(s), High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric, Heat Pump
Cooling	Central Air

Exterior

Exterior Features	Awning(s), Balcony, Courtyard, Hurricane Shutters, Irrigation System, Outdoor Grill, Outdoor Kitchen, Outdoor Shower, Rain Gutters, Sliding Doors
Lot Description	Conservation Area, In County, Landscaped, Near Golf Course, Sidewalk
Roof	Tile
Foundation	Block

School Information

Elementary	Braden River Elementary
Middle	Braden River Middle
High	Lakewood Ranch High

Additional Information

Date Listed	December 20th, 2024
Days on Market	282
Zoning	PDR/WPE

Listing Details

Listing Office	EXP REALTY LLC
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