

# \$269,900 - 403 Auburn Lakes Circle 403, VENICE

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MLS® #A4642837

**\$269,900**

3 Bedroom, 2.00 Bathroom, 1,383 sqft

Residential

AUBURN LAKES, VENICE, FL

WELCOME TO AUBURN LAKES, a wonderful community nestled in the charming City of Venice! Known for its peaceful surroundings and inviting atmosphere, Auburn Lakes is a perfect blend of comfort and convenience. This bright and spacious 3-bedroom, 2-bathroom TURNKEY-FURNISHED condo is located on the 2nd floor, offering an abundance of natural light throughout. Upon entering, you're immediately greeted by an expansive sense of space, with impressive high ceilings, water views and lush treetops. Whether you're relaxing in the living room, cooking in the kitchen, or enjoying a meal in the dining area, you'll always be able to appreciate the calming sights and water view just outside your windows. The living room features elegant engineered hardwood flooring, offering both durability and style. The rich, natural wood tones create a warm and inviting atmosphere. The master bedroom shows off a serene and picturesque water view as well. It features a spacious en suite bathroom with dual sinks, a separate water closet for added privacy, a large walk-in closet and a built-in closet offering more storage space. This condo includes a separate guest bedroom and bathroom, providing excellent privacy for visitors. An additional versatile bedroom offers flexibility—it can easily be used as a den, office, or a guest room, depending on your needs. This thoughtful layout ensures that both you and your guests enjoy comfort and space, making it perfect for



any lifestyle. There is a sizable laundry room with an attached storage closet. Step outside to the lanai which has been fully re framed and re screened, ensuring both structural integrity and a refreshed look. Auburn Lakes offers a variety of activities for relaxation and recreation. It is centrally located close to shopping, restaurants, beaches and the Historic Island of Venice. Whether you're relaxing at home or enjoying the local amenities, this community provides an exceptional living experience in one of Venice's most desirable areas. Perfect for those seeking both style and serenity, this condo provides a perfect blend of modern convenience and scenic beauty. Schedule your showing today!

Built in 1999

### **Essential Information**

|                |                    |
|----------------|--------------------|
| MLS® #         | A4642837           |
| Price          | \$269,900          |
| Bedrooms       | 3                  |
| Bathrooms      | 2.00               |
| Full Baths     | 2                  |
| Square Footage | 1,383              |
| Year Built     | 1999               |
| Type           | Residential        |
| Sub-Type       | Condominium        |
| Status         | Sold               |
| Property Taxes | 1,526.00           |
| Pet Size Limit | Small (16-35 Lbs.) |
| Minimum Lease  | 3 Months           |

### **Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 403 Auburn Lakes Circle 403 |
| Area        | Venice                      |
| Subdivision | AUBURN LAKES                |
| City        | VENICE                      |

|          |            |
|----------|------------|
| County   | Sarasota   |
| State    | FL         |
| Zip Code | 34292-2366 |

### Amenities

|               |                                              |
|---------------|----------------------------------------------|
| Amenities     | Clubhouse, Fitness Center, Pool, Spa/Hot Tub |
| Parking       | Covered, Guest                               |
| View          | Water                                        |
| Is Waterfront | Yes                                          |
| Waterfront    | Pond                                         |

### Interior

|                   |                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Dry Bar, Eating Space In Kitchen, High Ceilings, Window Treatments         |
| Appliances        | Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer |
| Heating           | Electric                                                                                   |
| Cooling           | Central Air                                                                                |
| # of Stories      | 1                                                                                          |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony, Sliding Doors |
| Roof              | Shingle                |
| Foundation        | Slab                   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 7th, 2025 |
| Days on Market | 224             |
| Zoning         | OUE1            |

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | WHITE SANDS REALTY GROUP FL |
|----------------|-----------------------------|

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