

\$399,900 - 374 Fairway Isles Lane, BRADENTON

MLS® #A4643716

\$399,900

2 Bedroom, 2.00 Bathroom, 1,861 sqft
Residential on 0.14 Acres

STONEYBROOK, BRADENTON, FL

Youâ€™ll enjoy LOCATION, VALUE and LOW HOA FEES in this meticulously maintained 2 bedroom, 2 bath Villa with DEN and attached garage. This FORMER MODEL has all the boxes checkedâ€¦and more. Tucked away on a quiet street within the gates of Stoneybrook at Heritage Harbour the home is MOVE-IN READY and MAINTENANCE FREE. A seller approved inventory is available. Take in the tranquil golf course views and amazing sunsets from the extended screened lanai with relaxing inground HOT TUB overlooking tropical landscaping and the 7th green of the Heritage Harbour golf course. The outdoor living space comes complete with a fire pit, comfortable outdoor seating, Weber Bar-B-Q, no-see-â€™em screens and is equipped with a motorized hurricane shutter for your protection and peace of mind. Thereâ€™s also a screened front lanai with eastern exposure for gorgeous sunrises, perfect for enjoying your morning coffee. In terms of VALUE, the â€œheavy liftingâ€• has all been done for you with modern upgrades including new light fixtures, ceiling fans, custom paint, quality furniture & decorating accents, epoxy coated garage floor and mature landscaping. NEW A/C in 2023 with transferable 10-year warranty, new disposal in 2023, new Hayward control panel with remote for the spa/hot tub and new heat pump in 2021. Custom builder upgrades include built-in desk and storage in den, entertainment wall in living room, custom wall details, crown moldings and 4 modern



Solar-tube skylights providing remarkable natural light you must see to believe. It's important to note the owners are non-smokers, no pets and the home was never rented.

Warm and inviting, the spacious master suite features walk-in closet and ensuite bath with double vanity, garden tub and separate shower. You'll love the LOW HOA FEES of only \$361 / month which includes 2 gated entry points, all common area maintenance and all amenities in the 6-acre recreation campus featuring resort style pool, hot tub/spa, fitness center with 24/7 key card access, tennis/pickleball courts, basketball, volleyball, corn hole and bocce ball.

There's also a playground and a grilling area with picnic tables and a separate dog park for man's best friend. Golf memberships are available at the Stoneybrook golf course but not mandatory or you can pay-to-play. The convenience of this LOCATION cannot be overstated as it's ideally situated just minutes from all essential amenities and top attractions. 1.4 miles to the new Marketplace at Heritage Harbour home to Costco, Target, Miller's Ale House, Academy Sports, with several more stores proposed. 3.4 miles to the Walmart Super Center, 3.5 miles to Home Depot, 6.1 miles to the Ellenton Premium Outlet Mall and 16 miles to the Bradenton/Sarasota International Airport.

With easy access to I-75 the University Town Center with upscale shopping and dining is 10.2 miles as well as the many attractions of downtown Sarasota and Bradenton, multiple performing arts venues, galleries, world class dining, award winning beaches, golf courses and so much more—just minutes away.

LIVING IS EASY, CONVENIENT AND SECURE in this ACTIVE LIFESTYLE COMMUNITY.....Just bring your suitcase and relax!

Built in 2003

Essential Information

MLS® #	A4643716
Price	\$399,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,861
Acres	0.14
Year Built	2003
Type	Residential
Sub-Type	Villa
Style	Florida
Status	Sold
Property Taxes	5,065.00
Minimum Lease	1 Month

Community Information

Address	374 Fairway Isles Lane
Area	Bradenton
Subdivision	STONEYBROOK
City	BRADENTON
County	Manatee
State	FL
Zip Code	34212-9332

Amenities

Amenities	Clubhouse, Fitness Center, Gated, Maintenance, Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s)
# of Garages	2
View	Golf Course
Waterfront	Lake

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Crown Molding, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Skylight(s), Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

Heating	Central, Heat Pump
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Lighting, Sidewalk, Tennis Court(s)
Lot Description	On Golf Course, Sidewalk
Roof	Tile
Foundation	Slab

School Information

Elementary	Freedom Elementary
Middle	Carlos E. Haile Middle
High	Parrish Community High

Additional Information

Date Listed	March 13th, 2025
Days on Market	188
Zoning	PDMU

Listing Details

Listing Office	BRIGHT REALTY
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