

\$325,000 - 935 River Basin Court 102b, BRADENTON

MLS® #A4651911

\$325,000

3 Bedroom, 2.00 Bathroom, 1,779 sqft

Residential

**WATERLEFE GOLF & RIVER CLUB,
BRADENTON, FL**

Downstairs condo living in Waterlefe - The area's only Golf & Boating community! This one is an original owner unit featuring a New Roof (assessment paid off) a fresh 2024 HVAC, top quality wood cabinetry and more. Plus, Waterlefe Condos DO NOT have to deal with the pesky Engineering studies and Milestone Reports plaguing the condo market. Proactively, the association is painting the units a new color (some buildings already painted) - capturing Today's color scheme, and will be done at this building in the next few weeks. This East facing unit is priced under current market value and all that's needed are your personal touches. Plenty good enough to move in today - your renovations and sweat equity will be rewarded. Sitting strategically above the Manatee River marsh, you will love each morning as the unit fills with natural light - and as evening sets upon us, the natural "golden hour" is captured by the unspoiled southern edge of the Manatee River! A sight to behold, and you will see from your unit daily.

More than a neighborhood, Waterlefe Residents have access to many options...centered around the Waterlefe River Club with new updates just completed featuring a Restaurant, Bar, Fitness Center, Meeting Space, Tiki Bar and Jr Olympic Pool - the heartbeat of the neighborhood! Imagine days with friends at daily fitness classes, card games, social functions, book clubs and more - your social calendar is full! Waterlefe is very



Pet Friendly as well so bring along the furry friends! Golf Club Membership as well as Marina Slips are available - yet optional - Golf clubhouse is now open and receiving rave reviews from residents and guests.

Phenomenal Cable TV, WIFI and Internet INCLUDED in HOA fees.. Come see the condo in person and you'll know why this will be your new Waterlefe Home - CDD included in taxes amount

Built in 2003

Essential Information

MLS® #	A4651911
Price	\$325,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,779
Year Built	2003
Type	Residential
Sub-Type	Condominium
Style	Florida
Status	Sold
Property Taxes	5,067.00
Pet Size Limit	Medium (36-60 Lbs.)
Minimum Lease	1 Month

Community Information

Address	935 River Basin Court 102b
Area	Bradenton
Subdivision	WATERLEFE GOLF & RIVER CLUB
City	BRADENTON
County	Manatee
State	FL
Zip Code	34212-5110

Amenities

Amenities	Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Maintenance, Optional Additional Fees, Playground, Pool, Recreation Facilities, Security, Trail(s), Vehicle Restrictions
Parking	Garage Faces Side
# of Garages	2
View	Golf Course, Trees/Woods, Water
Waterfront	Waterfront

Interior

Interior Features	Eating Space In Kitchen, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Natural Gas
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Irrigation System, Lighting, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered
Roof	Tile
Foundation	Slab

School Information

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

Additional Information

Date Listed	May 8th, 2025
Days on Market	163
Zoning	PDR/C

Listing Details

Listing Office	COLDWELL BANKER REALTY
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