

\$400,000 - 319 116th Street E, BRADENTON

MLS® #A4659146

\$400,000

3 Bedroom, 2.00 Bathroom, 1,376 sqft

Residential on 0.17 Acres

GATES CREEK, BRADENTON, FL

Experience the ultimate in Florida indoor-outdoor living with this beautifully updated 3-bedroom, 2-bath pool home in the desirable Gates Creek community. Nestled on a peaceful waterfront lot with lush landscaping and mature trees, this move-in ready home offers 1,376 square feet of open, airy space filled with natural light and coastal charm. Inside, you'll find stylish laminate flooring, vaulted ceilings, and a thoughtfully updated kitchen featuring refaced cabinetry, granite countertops, a tile backsplash, and newer appliances. The open-concept living and dining areas flow effortlessly into the backyard retreat, creating the perfect layout for entertaining or everyday comfort. Step outside to a private oasis where an expansive screened lanai leads to a sparkling fiberglass pool, grilling station, pergola, patio seating, and firepit, all surrounded by vibrant gardens and tranquil pond views. The fully fenced yard is ideal for pets, play, or simply enjoying the outdoors. Additional upgrades include hurricane-rated shutters, updated bathroom vanities and fixtures, ceiling fans throughout, and a 25-year roof warranty with 19 years remaining. The split-bedroom floor plan provides privacy for guests, while the primary suite features an en-suite bath and beautiful backyard views. Lovingly maintained and optionally available furnished, this home is perfectly situated just minutes from Lakewood Ranch, top-rated schools, Fort Hamer Park and boat launch, shopping, dining, medical



facilities, and everyday conveniences. Enjoy easy access to the Gulf Coast’s finest attractions, including the white-sand beaches of Anna Maria Island and the vibrant arts and culture of downtown Sarasota. With a low HOA and no CDD, this is an outstanding opportunity in a truly ideal location. ****THIS PROPERTY QUALIFIES FOR A 1% LENDER INCENTIVE IF USING PREFERRED LENDER. INQUIRE FOR MORE DETAILS.****

Built in 1999

Essential Information

MLS® #	A4659146
Price	\$400,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,376
Acres	0.17
Year Built	1999
Type	Residential
Sub-Type	Single Family Residence
Status	Sold
Property Taxes	1,457.00
Minimum Lease	6 Months

Community Information

Address	319 116th Street E
Area	Bradenton
Subdivision	GATES CREEK
City	BRADENTON
County	Manatee
State	FL
Zip Code	34212-1648

Amenities

Parking	Driveway, Garage Door Opener
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# of Garages	2
View	Pool, Trees/Woods, Water
Is Waterfront	Yes
Waterfront	Pond
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Split Bedroom, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Hurricane Shutters, Lighting, Outdoor Grill, Rain Gutters, Sliding Doors
Lot Description	In County, Landscaped, Sidewalk
Roof	Shingle
Foundation	Slab

School Information

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

Additional Information

Date Listed	July 18th, 2025
Days on Market	77
Zoning	PDR

Listing Details

Listing Office	KW COASTAL LIVING III
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