

\$677,733 - 33 Riverfront Drive, VENICE

MLS® #D6136613

\$677,733

3 Bedroom, 3.00 Bathroom, 2,238 sqft
Residential on 0.98 Acres

MYAKKA COUNTRY, VENICE, FL

NO STORM DAMAGE AT ALL HERE!
MAGICAL SETTING IN MYAKKA COUNTRY
SUBDIVISION - EXCLUSIVE
NEIGHBOHOOD - HIDDEN BETWEEN THE
MYAKKA RIVER AND MYAKKA STATE
FOREST- SOUTH VENICE - SOUTHEAST
SARASOTA COUNTY. YOU WILL NOT GET
"BOXED" IN HERE WITH ANY NEW
DEVELOPMENT! CUSTOM HOME TUCKED
AWAY ON ONE ACRE. THIS TWO-STORY
HOME BOASTS 2100 SQUARE FEET
UNDER AIR OF TASTEFULLY DESIGNED
COMFORT. UNIFORM CONSIDERATION
WITH FLOORING, USE OF GRANITE
COUNTERTOPS AND HARMINIOUS DETAIL.
UPSTAIRS HAS THE PRINCIPAL BEDROOM
WITH LARGE ENSUITE- HUGE WALK-IN
SHOWER, DUAL SINKS, PRIVATE WATER
CLOSET, BUILT-IN WINDOW SEAT AND
WALK-IN CLOSET.
THE UPPER FLOOR ALSO INCLUDES TWO
WELL APPOINTED GUEST BEDROOMS,
FULL BATH AND A 10X10 BONUS ROOM -
COULD BE USED AS A STUDY, EXERCISE
ROOM OR PRINCIPAL BEDROOM
EXPANSION. YOU ARE LOOKING
THROUGH THE TREETOPS!

GROUND LEVEL BRINGS YOU INTO A
CHARMING LIVING SPACE WITH TONS OF
NATURAL LIGHT. THE GREAT ROOM HAS
EXPANSIVE VIEWS TO THE OUTDOORS,
HIGH CEILINGS, GAS FIREPLACE, AND



TRIPLE SLIDERS ACROSS THE BACK THAT LEAD ONTO A 19X11 COVERED DECK. FROM THERE, THE MODERN FREE-FORM SALTWATER POOL INVITES YOU TO STAY AND RELAX.

BACK INSIDE - FRONT ROOM WITH FRENCH DOORS CAN TRANSITION INTO A HOME OFFICE, A LIBRARY, OR ACCOMMODATE ADDITIONAL GUESTS. THE POWDER ROOM IS LOCATED OFF THE REAR HALLWAY AND ALSO HAS A CONVENIENT ENTRANCE FOR ACCESS FROM THE POOL AREA AND BACK YARD.

FORMAL DINING ROOM CAN BE USED AS SUCH OR TRANSFORMED INTO AN ADDITIONAL FLEX SPACE TO MEET YOUR NEEDS. IS THERE AN ARTIST IN YOUR FAMILY? THE NATURAL LIGHT IN HERE WOULD INSPIRE ANY PAINTER OR CRAFT PERSON.

WELL, THEY SAY THE KITCHEN IS THE HEART OF THE HOME - THIS CUSTOM KITCHEN WILL DELIGHT ANY CHEF IN THE FAMILY, WITH TONS OF CABINETRY AND COUNTER SPACE. THE SIX-FOOT CENTER ISLAND FITS FOUR CHAIRS AND HAS BUILT IN CABINETS UNDERNEATH. ANYONE WOULD BE DELIGHTED WITH THE BUILT IN BREAKFAST / COFFEE BAR. 8X6 LAUNDRY ROOM IS LOCATED RIGHT OFF THE KITCHEN.

THE GARAGE IS OVERSIZED AT 26X24, WITH PULL DOWN ATTIC ACCESS, ROOM TO STAND, AND HUGE STORAGE AREA! THIS ACRE OF LAND IS PROFESSIONALLY LANDSCAPED. THERE ARE FENCED

SECTIONS WITH ROOM TO RUN FOR THOSE FURRY FAMILY MEMEBERS. FOR THAT HORTICULTURIST LOOKING TO CULTIVATE AND MAINTAIN A PROFESSIONAL GARDEN, IT IS THE PERFECT SIGHT WITH A LARGE SUNNY AREA-CLEARED AND READY TO PLANT. STRETCH OUT WITH LAND ENOUGH FOR A VERY SUBSTANTIAL VEGETABLE, HERB, OR WILDFLOWER PLOT. THINKING OF A GREENHOUSE? NEED A DETACHED BUILDING FOR YOUR HOBBIES, BOAT OR RV? CONSIDERING AN ACCESSORY DWELLING UNIT? YES, THERE IS PLENTY OF ROOM!

NEW ROOF IN 2023 - SOLAR SYSTEM INSTALLED 2023 - NEW FENCING 2023 - FULL HOUSE RO SYSTEM 2022- INTERIOR PAINT 2023 - BEAUTIFUL NEW IMPACT RATED FRONT DOOR THAT COST \$20,000.

THERE IS TRULY TOO MUCH TO MENTION HERE THAT WILL SURELY INSPIRE YOU. THIS IS A BEAUTIFUL HOME ON AN EXTRAORDINARY PIECE OF PRIVATE LAND. THIS IS A RARE SLICE OF NATURAL FLORIDA LIVING IN A SMALL SUBDIVISION OF ONE PLUS ACRE LOTS. THIS NEIGHBORHOOD IS SURROUNDED BY 9,000 ACRES OF THE MYAKKA STATE FOREST, WHICH OFFERS MANY RECREATIONAL OPPORTUNITIES SUCH AS CAMPING, FISHING, HORSEBACK RIDING, AND WILDLIFE VIEWING. ALL OF THIS IS HIDDEN JUST AROUND THE CORNER FROM WELLEN PARK, VENICE, ENGLEWOOD, NORTH PORT & SARASOTA. MANASOTA KEY BEACHES ARE ONLY 10 MILES AWAY.

COME TAKE A TOUR OF THIS SPECTACULAR PROPERTY AND SEE FOR

YOURSELF!

Built in 1998

Essential Information

MLS® #	D6136613
Price	\$677,733
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,238
Acres	0.98
Year Built	1998
Type	Residential
Sub-Type	Single Family Residence
Status	Sold
Property Taxes	6,718.00
Minimum Lease	1 Month

Community Information

Address	33 Riverfront Drive
Area	Venice
Subdivision	MYAKKA COUNTRY
City	VENICE
County	Sarasota
State	FL
Zip Code	34293-7620

Amenities

Parking	Circular Driveway, Driveway, Garage Door Opener, Garage Faces Side, Ground Level, Off Street, Oversized
# of Garages	2
View	Trees/Woods
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Crown Molding, Eating Space In Kitchen, High Ceilings, PrimaryBedroom Upstairs, Solid Wood Cabinets, Stone Counters,
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	Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer, Whole House R.O. System
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2

Exterior

Exterior Features	Dog Run, Hurricane Shutters, Rain Gutters, Sliding Doors
Roof	Shingle
Foundation	Concrete Perimeter, Stem Wall

School Information

Elementary	Taylor Ranch Elementary
Middle	Venice Area Middle
High	Venice Senior High

Additional Information

Date Listed	May 28th, 2024
Days on Market	366
Zoning	RE2

Listing Details

Listing Office	LASBURY-TRACY REALTY INC.
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