

\$879,000 - 331 Rio Terra, VENICE

MLS® #N6133881

\$879,000

3 Bedroom, 3.00 Bathroom, 1,930 sqft

Residential on 0.14 Acres

BELLAGIO ON VENICE ISLAND, VENICE, FL

NEW ROOF INSTALLATION DECEMBER 2024! Stunning and renovated to perfection, this beautiful updated and light filled home is in the gated community of Bellagio on Venice Island, which sits high with NO FLOOD INSURANCE REQUIRED. Boasting a separate guest house cassita, enjoy privacy, flexibility and comfort knowing your guests are close by but in a detached building with built-in murphy bed and ensuite bathroom. Tons of new updates in this one story home. New saltwater pool and travertine lanai with jets galore lining a large underwater bench, sun shelf and fountains 2023. New flooring 2023. New chefs kitchen including stainless steel appliances with natural gas range and vented hood, wood cabinetry, one level quartz counters with bar 2024. New AC 2022. New primary bath with luxury shower, double sinks and private water closet 2023. New gas fireplace 2023. New whole house back- up natural gas generator 2023. New landscaping 2023. New double solid wood doors with roll out double screens 2023. Enjoy a split bedroom plan, with 3 bedrooms and 3 baths and one of the most desirable and rarely available Cassita floor plans on Venice Island. Take in the lush landscaping from two separate screened lanais. Now is the time to enjoy an updated, move- in ready home with a 2 car attached garage with large built-in workbench, low HOA fees which include lawn care, a community pool in addition to your own, clubhouse, tennis and pickle ball court,



work-out facility, library, wonderful walking paths along the intracoastal waterway and The Legacy Trail with direct access to Caspersen Beach or Sarasota. Bellagio is golf cart friendly! Park your boat next door at Marine Max and walk to dinner within the marina while enjoying exceptional water views from The Old Salty Dog outdoor dinning balcony. You will have quick access to the Venice Island historic district with boutique shopping, gourmet restaurants and entertainment. Or take a pleasant bike ride direct down the Legacy trail to Sharky's on the beach. Now is the time to make this home your year round retreat or seasonal vacation spot, a home where memories will be made with family and friends, right along side the natural beauty of The Gulf of Mexico and its inviting sandy beaches. Schedule your tour today!

Built in 2003

Essential Information

MLS® #	N6133881
Price	\$879,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,930
Acres	0.14
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Status	Sold
Property Taxes	7,962.00
Minimum Lease	3 Months

Community Information

Address	331 Rio Terra
Area	Venice

Subdivision	BELLAGIO ON VENICE ISLAND
City	VENICE
County	Sarasota
State	FL
Zip Code	34285

Amenities

Amenities	Clubhouse, Fitness Center, Gated, Pickleball Court(s), Pool, Tennis Court(s)
# of Garages	2
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room

Exterior

Exterior Features	Irrigation System, Lighting, Outdoor Grill, Private Mailbox, Sidewalk, Sliding Doors, Tennis Court(s)
Roof	Tile
Foundation	Block, Slab

School Information

Elementary	Venice Elementary
Middle	Venice Area Middle
High	Venice Senior High

Additional Information

Date Listed	July 22nd, 2024
Days on Market	439

Listing Details

Listing Office

G1 REALTY LLC

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