

\$635,000 - 724 Fringed Orchid Trail, VENICE

MLS® #N6135108

\$635,000

3 Bedroom, 2.00 Bathroom, 2,330 sqft

Residential on 0.23 Acres

THE LAKES OF JACARANDA, VENICE, FL

'Lakefront Luxury' in The Lakes of Jacaranda! Take in WATER VIEWS FROM ALMOST EVERY ROOM in this stunning Florida retreat! IMPECCABLY MAINTAINED! Truly nothing to do but move in and enjoy, as recent updates include a NEWER ROOF, AC, and HOT WATER TANK (all in 2021), plus freshly repainted exterior (2024). The expansive, THREE CAR garage with RARE 6 FOOT EXTENSION features a polyaspartic-coated floor (known for its superior durability over epoxy) plus high-quality garage cabinets and workbenches that convey with the home. Enter through the etched glass double door and you'll discover a versatile 2,300+ sq. ft. layout featuring 3 bedrooms with luxurious vinyl plank flooring (NO CARPET ANYWHERE), custom draperies, crown molding, and MOTORIZED BLINDS in the primary suite, primary bath, and family room. Volume ceilings and OPEN CONCEPT floorplan create a spacious atmosphere brimming with abundant natural light, while the SPLIT FLOORPLAN allows comfort and privacy for all. Both the primary and guest bathrooms are designed with WALK-IN SHOWERS and quartz countertop (in primary) for a touch of spa-inspired luxury, while the space-saving 'office niche' in the laundry room offers a practical workspace. The user-friendly kitchen is beautifully appointed with center island, granite countertops, tile backsplash, closet pantry and LG stainless steel appliances (2019). The kitchen opens to a spacious family room area leading to an



EXTENDED, SCREENED LANAI with WIDE WATER VIEWSâ€”perfect for entertaining, relaxing, or birdwatching! IMPACT WINDOWS, accordion shutters and NO FLOOD ZONE all provide added peace of mind. No pool? No problem! This home is ideally located just 7 HOUSES DOWN FROM THE COMMUNITY POOL, clubhouse, tennis/pickleball, and scenic walking/biking trails! Situated on a spacious 10,000+ sq. ft. lot and low-traffic street, The Lakes of Jacaranda is just minutes from shopping, restaurants, Venice Island, Beaches and Downtown Wellen Park! This home offers both luxury and convenience with a VERY REASONABLE ANNUAL FEE. Don't miss the opportunity to make this spectacular Venice, Florida home yours! MOST FURNITURE AVAILABLE FOR SEPERATE SALE, should buyer desire. Call for your private showing today!

Built in 2002

Essential Information

MLS® #	N6135108
Price	\$635,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,330
Acres	0.23
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Status	Sold
Property Taxes	4,176.00
Minimum Lease	3 Months

Community Information

Address	724 Fringed Orchid Trail
Area	Venice

Subdivision	THE LAKES OF JACARANDA
City	VENICE
County	Sarasota
State	FL
Zip Code	34293-7258

Amenities

Amenities	Clubhouse, Fence Restrictions, Pool, Tennis Court(s), Trail(s)
# of Garages	3
View	Park/Greenbelt, Trees/Woods, Water

Interior

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

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Rain Gutters, Sliding Doors
Lot Description	Sidewalk
Roof	Tile
Foundation	Slab

Additional Information

Date Listed	November 1st, 2024
Days on Market	319
Zoning	RSF1

Listing Details

Listing Office	NEXTHOME BEACH TO BAY
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