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E17

Swan Lake Village
620 57th Ave W., Bradenton, Florida 34207
Price: \$97,500

PRICE REDUCED.....HAVE YOU EVER VISITED A PLACE AND NEVER WANTED TO LEAVE? WELL, GUESS WHAT, THIS BEAUTY IN SWAN LAKE MIGHT JUST TURN OUT TO BE ONE OF THOSE PLACES. This seller, who is moving on, has put his heart and soul into this home and the TLC will convince you for both inside and out. Check out the charm, comfort and coziness of the well appointed interiors, freshly painted with pastel colors. each bedroom has permanent unique stained glass windows. Main rooms have extra large windows, providing volumes of light. The kitchen has many new updates, including LED track lighting, under counter lighting, new GE microwave, new whirlpool SBS stainless steel refrigerator. The laundry is in the kitchen and includes a Maytag stackable washer and dryer and extra pantry shelves. The original counters and cabinets have been preserved and maintained very well. Master bedroom has new sub flooring and carpet and will accommodate a king size bed. The master bath is nearing completion and all brand new. The 2nd bedroom/study has a full wall to wall closet and sized for a queen size bed or two twin beds. The hall bath has been redecorated and has new lighting and flooring. This home has new ceiling fans, new lighting fixtures and new 2" window blinds. Both summer and winter porches are screened for maximum year round enjoyment. The porch off the living room has floor to ceiling lockable windows, an exclusive feature. The second porch off the carport is a great "cool spot" to hang out on warmer days. The extra large corner lot provides a sweeping views. The patio provides for barbecues, beautiful gardens, bird watching, or just enjoying the minnow pond with fountain. The gardens have all been landscaped and established and will provide new owners with year round colorful displays of flowers and foliage. A Rainbird sprinkler system is built in and uses the lake water. New Carrier HVAC replaced in 2021, new vinyl exterior shutters, a large storage with a workbench. And did I mention a "tankless" hot water heater for oodles of endless hot water?? Do you want more? Call Becky Jones, 941-720-3169 and schedule an appointment, you may never want to leave the peaceful enjoyment this home offers. This home is located close to shopping, restaurants, airports and the white sandy beaches of the gulf shores. Seller highly motivated and home is ready for an immediate sale and occupancy.

PROPERTY FEATURES

Available from:	26-05-2022	Porch 1 Size:	10x20	Microwave:	Yes
Sign location:	Window	Porch 1 Raised :	Yes	Dishwasher:	Yes
Title location:	Owner	Porch 1 Screened:	Yes	Disposal:	Yes
Owner financing:	No	Porch 1 Enclosed:	Yes	Washer:	Yes
Park Monthly Fee:	\$798	Porch 2 Size:	10x20	Dryer:	Yes
Monthly Fee Includes:	Water ,Mowing ,Trash ,Sewer	Porch 2 raised:	No	Washer & Dryer Loc.:	House
Share available:	No	Porch 2 Screened:	Yes	Hook-up Loc.:	House
Sublease:	No	Porch 2 Vinyl sliders:	No	Electric:	Circuit Breaker
Waterfront:	No	Porch 2 Enclosed:	Yes	Electric Meter Loc.:	Back of House
Gulf access:	No	Roof:	Roof-over	Electric Service Loc.:	Laundry area
Dock:	No	Siding:	Aluminum-Metal	Heating:	Central
Year built:	1973	Skirting:	Brick	Cooling:	Central
Make:	VNDL	Sheds:	2	Thermostat Loc.:	Hallway
House length (ft):	42	Shed 1 Size:	8x8	Water:	Municipal
House width (ft):	24	Shed 2 Size:	8x6	Water Turn-On Loc.:	Back of house
Add-on:	No	Pool:	Yes	Water Heater:	Electric
Carport:	2 car	Pool Heated:	Yes	Water Heater Loc.:	Carport
Serials:	2	Furnished:	No	Termite Contract:	No
Serial #1:	T2430A	Fridge Type:	Icemaker,Frost Free	Pest Control Contract:	No
Serial #2:	T2430B	Stove:	Electric		
Porches:	2				
Miscellaneous Items:	Blinds, Drapes				

INVENTORY LIST

New ceiling fans throughout New GE built in microwave

INFORMATION HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED



