

12307 WHISPER LAKE DRIVE BRADENTON FL 34211

<https://candiscarmichael.com>



\$20,000 PRICE REDUCTION!! The new roof and brand new HVAC means total peace of mind !! Discover modern elegance in the maintenance-free, gated community of Eagle Trace with this stunning property located at 12307 Whisper Lake Drive - With Backyard Privacy! This home perfectly balances style and functionality, featuring an open-concept great room adorned with [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1932 sq ft



Courtesy of

Listing Office: REDFIN CORPORATION

Status: Active

Office ID: MFR780118

MLS ID: MFRTB8500361



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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THE STANDARD OF EXCELLENCE

Description

Virtual Tour:

<https://www.zillow.com/view-imx/4f53f5a8-b1c9-47b7-a12f-e25f090970f2?wl=true&setAttribution=mls&initialViewType=pano>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 7669 sq ft

View: Trees/Woods, Water

ListOfficeName: REDFIN CORPORATION

ListAOR: mfrmls

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1932 sq ft

Year built: 2015

SubdivisionName: EAGLE TRACE

GarageSpaces: 2

Location Details

Township: 34

Road Surface Type: Paved

Elementary School: Gullett Elementary **Middle Or Junior School:** Dr Mona Jain Middle

High School: Lakewood Ranch High

Property Features



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Interior Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Carpet, Hardwood, Tile

Patio And Porch Features: Covered, Front Porch, Patio, Screened

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Hurricane Shutters, Lighting, Private Entrance, Private Mailbox, Private Yard, Rain Gutters, Sidewalk, Sliding Doors

Security Features: Gated Community, Secured Garage/Parking, Smoke Detector(s)

Utilities: Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

View: Trees/Woods, Water

Sewer: Private Sewer

Heating: Central

Lot Features: In County, Landscaped

Appliances: Dishwasher, Disposal, Microwave, Range, Refrigerator

Laundry Features: Inside, Laundry Room

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Breed Restrictions, Yes

Roof: Shingle

Window Features: Window Treatments

Vegetation: Trees/Landscaped

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: EAGLE TRACE

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 567414159

Direction Faces: West

Construction Materials: Block, Stucco

Association Information



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Association YN: Yes

Association Fee: 922

Association Fee Frequency: Quarterly

Association Fee Includes: Pool, Maintenance Grounds, Management, Recreational Facilities, Security

Association Amenities: Gated, Maintenance, Park, Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s)

Community Features: Community Mailbox, Deed Restrictions, Dog Park, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$5,654

Tax Legal Description: LOT 190 EAGLE TRACE PH IIIA LESS MINERAL RIGHTS AS DESC IN ORB 625 PGS 63 & 64 PI#5674.1415/9

Tax Lot: 190

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	11x18	First	18	11
Kitchen		First		
Family Room	15x25	First	25	15
Primary Bedroom	15x17	First	17	15

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community, Secured Garage/Parking, Smoke Detector(s)

WindowFeatures: Window Treatments

Utilities: Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

Amenities: Dishwasher, Disposal, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Community Mailbox, Deed Restrictions, Dog Park, Gated Community - No Guard, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Tennis Court(s), Street Lights

ExteriorFeatures: Hurricane Shutters, Lighting, Private Entrance, Private Mailbox, Private Yard, Rain Gutters, Sidewalk, Sliding Doors

Features: Built-in Features, Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway, Garage Door Opener

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Entrance, Private Yard

Occupant Type: Owner

Showing Requirements: ShowingTime



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