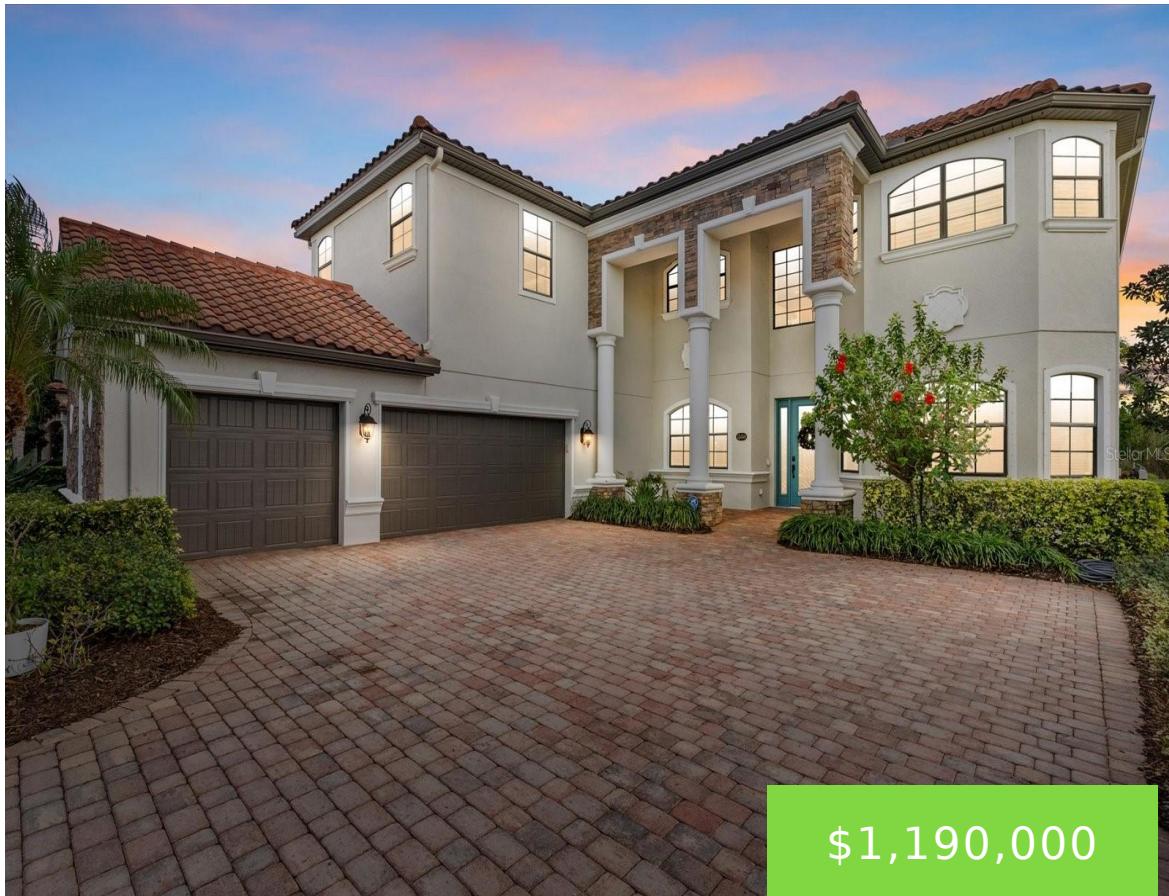


13408 SWIFTWATER WAY BRADENTON FL 34211

<https://candiscarmichael.com>



This house has IT ALL!! Perfectly positioned beside a protected wildlife preserve and a restricted lot, this home offers exceptional privacy and a tranquil setting. Take in stunning sunset views from the balcony overlooking the pool and hot tub—an ideal backdrop for everyday living and entertaining. This residence has been thoughtfully renovated with high-end upgrades [...]

- 6 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 3930 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRA4674648



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Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4674648>

Basics

Bathrooms Full: 4

Category: Single Family Residence

Bedrooms: 6 beds

Half baths: 0 half baths

Area, sq ft: 3930 sq ft

Year built: 2015

SubdivisionName: BRIDGEWATER PH III AT LAKEWOOD RANCH

GarageSpaces: 3

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 4 baths

Floors: 2 floors

Lot size, sq ft: 10659 sq ft

View: Trees/Woods

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Location Details

Township: 35S

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: Ceiling Fans(s), Crown Molding, High Ceilings, Primary Bedroom Upstairs, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Tile, Wood

Pool Private YN: Yes

Spa YN: Yes

Parking Features: Driveway, Garage Door Opener, Garage Faces Side, Golf Cart Garage, Golf Cart Parking

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Tile

Window Features: Blinds, Shades

View: Trees/Woods

Sewer: Public Sewer

Heating: Central

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Microwave, Refrigerator, Washer

Laundry Features: Gas Dryer Hookup, Inside, Laundry Room

Pool Features: Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

Spa Features: In Ground

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Balcony, Hurricane Shutters, Lighting, Outdoor Grill, Sidewalk, Sliding Doors

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

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: BRIDGEWATER PH III AT LAKEWOOD RANCH

Levels: Two

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, Other

Parcel Number: 579963809

Direction Faces: Northeast

Construction Materials: Block, Stucco

Property Condition: Completed

Association Information



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Association YN: Yes

Association Fee: 1066

Association Fee Frequency: Quarterly

Association Fee Includes:
Maintenance Grounds

Community Features: Buyer Approval Required, Deed Restrictions, Gated Community - No Guard, Playground, Sidewalks

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$15,222

Tax Other Annual Assessment Amount: 2354

Tax Legal Description: LOT 275 BRIDGEWATER PH III
AT LAKEWOOD RANCH PI#5799.6380/9

Tax Lot: 275

Green Building Info

Green Water Conservation: Irrigation-Reclaimed Water

Green Indoor Air Quality: No Smoking-Interior Buildg, Non Toxic Pest Control

Green Energy Efficient: Appliances, HVAC, Water Heater

Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	13x18	First	18	13
Family Room	20x14	First	14	20
Dining Room	15x11	First	11	15
Primary Bedroom	16x17	Second	17	16
Bedroom 2	10x10	First	10	10
Bedroom 3	13x12	Second	12	13
Bedroom 4	11x14	Second	14	11
Kitchen		First		

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Spa Features: In Ground

CommunityFeatures: Buyer Approval Required, Deed Restrictions, Gated Community - No Guard, Playground, Sidewalks

ExteriorFeatures: Balcony, Hurricane Shutters, Lighting, Outdoor Grill, Sidewalk, Sliding Doors

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Microwave, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

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

WindowFeatures: Blinds, Shades

PoolFeatures: Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

Features: Ceiling Fans(s), Crown Molding, High Ceilings, PrimaryBedroom Upstairs, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Heating: Central

Exterior material: Block, Stucco

Roof: Tile

Parking: Driveway, Garage Door Opener, Garage Faces Side, Golf Cart Garage, Golf Cart Parking

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment

Other Structures: Outdoor Kitchen

Showing Requirements: Supra Lock Box, Appointment Only, Call Before Showing, Call Listing Agent



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