

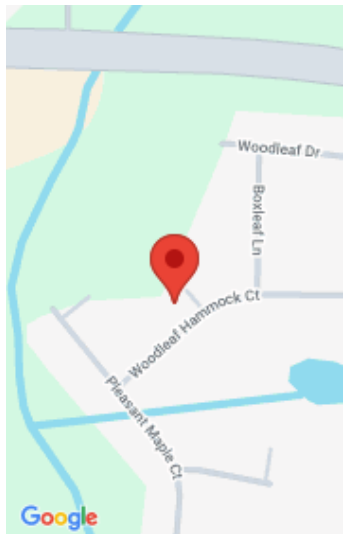
1747 WOODLEAF HAMMOCK COURT BRADENTON FL 34211

<https://candiscarmichael.com>



Welcome to your dream home, nestled in the vibrant Woodleaf Hammock community in North Lakewood Ranch. This stunning 3-bedroom, 3-bathroom fully furnished former model townhouse offers 1,758 sq. ft. of modern living space, seamlessly blending contemporary design with comfort and convenience. As you step inside, you'll be greeted by an open-concept main floor that exudes [...]

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1745 sq ft



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Courtesy of

Listing Office: DALTON WADE INC

Status: Active

Office ID: MFR260031661

MLS ID: MFRA4622681

Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4622681>

Basics

Bathrooms Full: 2

Date added: Added 7 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 5040 sq ft

SubdivisionName: WOODLEAF HAMMOCK A REP OF A
POR O

GarageSpaces: 1

Bathrooms Half: 1

Category: Townhouse

Bedrooms: 3 beds

Half baths: 1 half bath

Area, sq ft: 1745 sq ft

Year built: 2022

ListOfficeName: DALTON WADE INC

ListAOR: mfrmls

Location Details

Township: 34S

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), Open Floorplan, Smart Home, Stone Counters, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Ceramic Tile, Epoxy

Patio And Porch Features: Covered, Patio, Screened

Garage YN: Yes

Garage Spaces: 1

Exterior Features: Hurricane Shutters, Irrigation System, Sidewalk, Sliding Doors

Security Features: Gated Community

Utilities: BB/HS Internet Available, Public, Underground Utilities

Water Source: Public

Cooling: Central Air

Furnished: Furnished

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer

Laundry Features: Electric Dryer Hookup, Laundry Closet, Upper Level, Washer Hookup

Parking Features: Driveway, Guest

Attached Garage YN: Yes

Pets Allowed: Breed Restrictions, Number Limit

Roof: Shingle

Window Features: Blinds, Double Pane Windows, Low Emissivity Windows, Window Treatments

Vegetation: Trees/Landscaped

Sewer: Public Sewer

Heating: Central, Electric

Property Details

Subdivision Name: WOODLEAF HAMMOCK A REP OF A POR O

Levels: Two

Builder Name: D.R. Horton

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 580080259

Direction Faces: Southeast

Builder Model: Vale

Construction Materials: Block, Concrete

Property Condition: Completed

Association Information



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Association YN: Yes

Association Fee: 95

Association Fee Frequency:
Monthly

Association Fee Includes: Pool, Maintenance Grounds

Association Amenities: Gated,
Pickleball Court(s), Playground, Pool

Community Features: Community Mailbox, Dog Park,
Gated Community - No Guard, Irrigation-Reclaimed Water,
Playground, Pool, Sidewalks

Fees&Taxes

Tax Year: 2023

Tax Annual Amount: \$6,669

**Tax Other Annual Assessment
Amount:** 1408

Tax Legal Description: LOT 174, WOODLEAF
HAMMOCK PH II PI #5800.6525/9

Tax Lot: 174

Green Building Info

Green Water Conservation: Drip Irrigation

Green Energy Efficient: Appliances

Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x14	Second	14	12
Bedroom 2	11x10	Second	10	11
Bedroom 3	11x10	Second	10	11
Bathroom 2		Second		
Bathroom 3		First		
Loft	12x9	Second	9	12
Bathroom 1		Second		
Kitchen	8x12	First	12	8
Living Room	19x13	First	13	19
Dinette	10x7	First	7	10

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community

WindowFeatures: Blinds, Double Pane Windows, Low Emissivity Windows, Window Treatments

Utilities: BB/HS Internet Available, Public, Underground Utilities

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Community Mailbox, Dog Park, Gated Community - No Guard, Irrigation-Reclaimed Water, Playground, Pool, Sidewalks

ExteriorFeatures: Hurricane Shutters, Irrigation System, Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Open Floorplan, Smart Home, Stone Counters, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Block, Concrete

Parking: Driveway, Guest

Heating: Central, Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Disclosures: HOA/PUD/Condo Disclosure

Showing Requirements: Gate Code Required, No Lockbox, See Remarks, ShowingTime

Home Warranty YN: Yes

Occupant Type: Vacant



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