

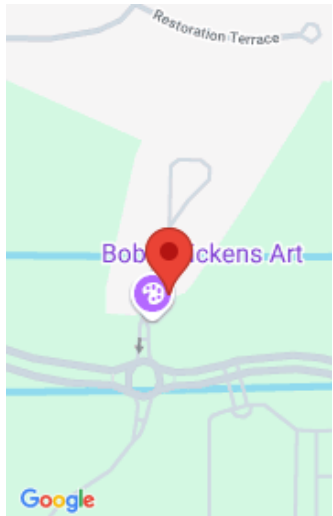
# 319 WHISTLER GLEN BRADENTON FL 34212

<https://candiscarmichael.com>



Welcome to your Bermuda-style oasis, where sophistication meets picturesque waterview. This gently used, 1.6 year old home, impeccably built, with four-bedrooms, 2.5-bathrooms offers breathtaking water view from the living area & pool, as well as an array of amenities that cater to your every desire. As you step inside, you're greeted by an elegant foyer with privacy [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2304 sq ft



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Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Courtesy of

**Listing Office:** REALTY ONE GROUP SUNSHINE

**Status:** Active

**Office ID:** MFR260032920

**MLS ID:** MFRU8247926

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## Description

**Virtual Tour:** <https://view.spiro.media/order/5d18974e-1a26-4ad9-9639-631ff1992764>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 8390 sq ft

**View:** Water

**ListOfficeName:** REALTY ONE GROUP SUNSHINE

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Area, sq ft:** 2304 sq ft

**Year built:** 2022

**SubdivisionName:** WATERCOLOR PLACE I

**GarageSpaces:** 2

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## Location Details

**Township:** 34S

**Road Responsibility:** Public Maintained Road

**Middle Or Junior School:** Carlos E. Haile Middle

**Road Surface Type:** Asphalt

**Elementary School:** Freedom Elementary

**High School:** Parrish Community High

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## Property Features



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**Interior Features:** Crown Molding, Dry Bar, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Tile, Wood

**Patio And Porch Features:** Patio, Screened

**Pool Features:** Child Safety Fence, Chlorine Free, Deck, Fiber Optic Lighting, Gunitite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

**Spa Features:** Heated, In Ground

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 2

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

**Security Features:** Gated Community, Key Card Entry, Security Gate, Security Lights

**Architectural Style:** Contemporary

**Vegetation:** Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Negotiable

**Appliances:** Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Gas Water Heater, Indoor Grill, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Wine Refrigerator

**Laundry Features:** Gas Dryer Hookup, Inside, Laundry Room, Washer Hookup

**Pool Private YN:** Yes

**Spa YN:** Yes

**Waterfront YN:** Yes

**Parking Features:** Garage Door Opener

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Tile

**Window Features:** Impact Glass/Storm Windows, Window Treatments

**Utilities:** Cable Connected, Natural Gas Connected, Phone Available, Water Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Electric

**Lot Features:** City Limits, Landscaped, Level, Private, Sidewalk

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## Property Details

**Subdivision Name:** WATERCOLOR PLACE I

**Levels:** One

**Builder Name:** Medallion Homes

**Foundation Details:** Block

**Listing Terms:** Cash, Conventional

**Parcel Number:** 546409509

**Direction Faces:** West

**Builder Model:** Bermuda

**Construction Materials:** Block, Stucco



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## Association Information

**Association YN:** Yes

**Association Fee:** 1235

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Guard - 24 Hour, Cable TV, Pool, Maintenance Grounds

**Association Amenities:** Cable TV, Clubhouse, Fitness Center, Gated

**Community Features:** Community Mailbox, Gated Community - No Guard, Irrigation-Reclaimed Water, Sidewalks

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## Fees&Taxes

**Tax Year:** 2023

**Tax Annual Amount:** \$8,905

**Tax Legal Description:** LOT 180, WATERCOLOR PLACE I PI #5464.0950/9

**Tax Lot:** 180

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## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	22x16	First	16	22
Primary Bedroom	16x14	First	14	16
Kitchen	16x12	First	12	16

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## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**Spa Features:** Heated, In Ground

**CommunityFeatures:** Community Mailbox, Gated Community - No Guard, Irrigation-Reclaimed Water, Sidewalks

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

**Utilities:** Cable Connected, Natural Gas Connected, Phone Available, Water Connected

**Amenities:** Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Gas Water Heater, Indoor Grill, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Wine Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Security Features:** Gated Community, Key Card Entry, Security Gate, Security Lights

**WindowFeatures:** Impact Glass/Storm Windows, Window Treatments

**PoolFeatures:** Child Safety Fence, Chlorine Free, Deck, Fiber Optic Lighting, Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

**Features:** Crown Molding, Dry Bar, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**ArchitecturalStyle:** Contemporary

**Heating:** Electric

**Roof:** Tile

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Garage Door Opener

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Showing Requirements:** Appointment Only, Call Listing Agent, Gate Code Required, ShowingTime

**Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

**Other Equipment:** Irrigation Equipment



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