

4054 CADDIE DRIVE BRADENTON FL 34203

https://candiscarmichael.com



Welcome to this beautifully maintained home, built in 1996, offering 1,886 sq. ft. of comfortable living space in the desirable Peridia Country Club community. This 3-bedroom, 2-bathroom home features a split open floor plan with vaulted ceilings, creating a bright and airy atmosphere throughout. The spacious kitchen includes granite countertops, greater counter space and plentiful [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1886 sq ft



Courtesy of

**Listing Office:** CENTURY 21 RE CHAMPIONS

**Status:** Active

**Office ID:** MFR283503541

**MLS ID:** MFRTB8471549



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Phone: 727-888-3292  
Email: RealtorCandis@gmail.com



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8471549>

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## Basics

|                                          |                                                |
|------------------------------------------|------------------------------------------------|
| <b>Bathrooms Full:</b> 2                 | <b>Date added:</b> Added 2 hours ago           |
| <b>Category:</b> Single Family Residence | <b>Type:</b> Residential                       |
| <b>Bedrooms:</b> 3 beds                  | <b>Bathrooms:</b> 2 baths                      |
| <b>Half baths:</b> 0 half baths          | <b>Floors:</b> 1 floor                         |
| <b>Area, sq ft:</b> 1886 sq ft           | <b>Lot size, sq ft:</b> 7449 sq ft             |
| <b>Year built:</b> 1996                  | <b>View:</b> Golf Course                       |
| <b>SubdivisionName:</b> PERIDIA ISLE     | <b>ListOfficeName:</b> CENTURY 21 RE CHAMPIONS |
| <b>GarageSpaces:</b> 2                   | <b>ListAOR:</b> mfrmls                         |

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## Location Details

|                                                     |                                                        |
|-----------------------------------------------------|--------------------------------------------------------|
| <b>Township:</b> 35S                                | <b>Road Surface Type:</b> Asphalt                      |
| <b>Road Responsibility:</b> Public Maintained Road  | <b>Elementary School:</b> William H. Bashaw Elementary |
| <b>Middle Or Junior School:</b> Braden River Middle | <b>High School:</b> Braden River High                  |

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Walk-In Closet(s), Window Treatments

**Flooring:** Ceramic Tile, Laminate

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

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Garden, Lighting, Rain Gutters

**Security Features:** Smoke Detector(s)

**Utilities:** Cable Connected, Electricity Available, Phone Available, Public, Sewer Available, Water Available

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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

**Laundry Features:** Inside, Laundry Room

**Parking Features:** Garage Door Opener

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK, Size Limit, Yes

**Roof:** Concrete

**Window Features:** Blinds, Window Treatments

**View:** Golf Course

**Sewer:** Public Sewer

**Heating:** Central, Electric, Heat Pump

**Lot Features:** City Limits, In County, Landscaped, On Golf Course, Sidewalk, Paved

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## Property Details

**Subdivision Name:** PERIDIA ISLE **Parcel Number:** 1698-03495-4

**Levels:** One

**Direction Faces:** East

**Number Of Lots:** 1

**Foundation Details:** Slab

**Construction Materials:** Block

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Property Condition:** Completed

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Clubhouse, Golf Course, Maintenance, Pickleball Court(s), Pool, Tennis Court(s)

**Association Fee:** 470

**Association Fee Includes:** Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Fidelity Bond, Internet, Maintenance Structure, Maintenance Grounds, Management, Recreational Facilities

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Golf Carts OK, Golf, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$5,103

**Tax Legal Description:** LOT 14 PERIDIA ISLE PI#16980.3495/4

**Tax Lot:** 14

## Rooms

| Room type       | Dimensions | Level | Length | Width |
|-----------------|------------|-------|--------|-------|
| Living Room     | 16x22      | First | 22     | 16    |
| Kitchen         | 12x25      | First | 25     | 12    |
| Primary Bedroom | 15x16      | First | 16     | 15    |
| Bedroom 2       | 12x12      | First | 12     | 12    |
| Bedroom 3       | 12x15      | First | 15     | 12    |

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Security Features:** Smoke Detector(s)

**WindowFeatures:** Blinds, Window Treatments

**Utilities:** Cable Connected, Electricity Available, Phone Available, Public, Sewer Available, Water Available

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Golf Carts OK, Golf, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**ExteriorFeatures:** Garden, Lighting, Rain Gutters

**Features:** Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Walk-In Closet(s), Window Treatments

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## Building Details

**NewConstructionYN:** No

**Heating:** Central, Electric, Heat Pump

**Exterior material:** Block

**Roof:** Concrete

**Parking:** Garage Door Opener

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Irrigation Equipment

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



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