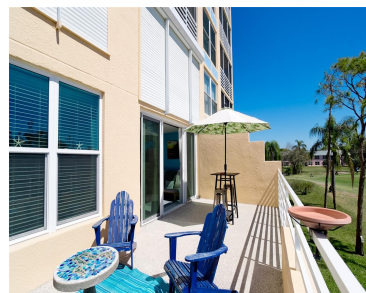


4460 FAIRWAYS BOULEVARD BRADENTON FL 34209
https://candiscarmichael.com



Walk right into tropical splendor, from the tranquil color palate, extended open concept design & the full wall of hurricane sliders providing your unobstructed view, from your 250 sq foot open air balcony, overlooking the golf course! (Pay as you play, NO membership required!) You've just entered into this spacious 2-bedroom, 2 bath split plan [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1376 sq ft



Courtesy of

Listing Office: EXP REALTY LLC
Status: Active

Office ID: MFR261010944
MLS ID: MFRA4686303



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Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4686303>

Basics

Unit Number: 102

Bathrooms Full: 2

Date added: Added 2 hours ago

Category: Condominium

Type: Residential

Bedrooms: 2 beds

Bathrooms: 2 baths

Half baths: 0 half baths

Floors: 1 floor

Area, sq ft: 1376 sq ft

Lot size, sq ft: 35229 sq ft

Year built: 1989

UnitNumber: 102

SubdivisionName: THE FAIRWAYS AT PINEBROOK PH II

ListOfficeName: EXP REALTY LLC **ListAOR:** mfrmls

Location Details

Township: 35S

Road Surface Type: Asphalt

Property Features



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

Flooring: Ceramic Tile

Carport YN: Yes

Pets Allowed: Cats OK, Dogs OK, Number Limit

Roof: Membrane

Water Source: Public

Cooling: Central Air, Humidity Control

Furnished: Negotiable

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Refrigerator, Washer

Laundry Features: Laundry Room

Carport Spaces: 1

Exterior Features: Balcony, Lighting, Sidewalk, Sliding Doors, Storage, Tennis Court(s)

Utilities: Cable Connected, Electricity Connected, Fire Hydrant, Public, Sewer Connected, Sprinkler Recycled, Water Connected

Sewer: Public Sewer

Heating: Electric

Property Details

Subdivision Name: THE FAIRWAYS AT PINEBROOK PH II

Levels: One

Foundation Details: Concrete Perimeter

Listing Terms: Cash, Conventional

Parcel Number: 5096372155

Direction Faces: North

Construction Materials: Concrete

Association Information



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Association YN: Yes

Association Fee Frequency: Monthly

Association Fee: 582

Association Fee Includes: Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Fidelity Bond, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Recreational Facilities, Sewer, Trash, Water

Community Features: Clubhouse, Community Mailbox, Fitness Center, Golf, Irrigation-Reclaimed Water, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

Fees&Taxes

Tax Year: 2025

Tax Annual Amount:
\$3,530

Tax Legal Description: UNIT 102 PHASE II FAIRWAYS AT PINEBROOK CONDO PI#50963.7215/5

Tax Lot: 102

Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	16.2x9.1	First	9.1	16.2
Primary Bedroom	14x12.6	First	12.6	14
Bedroom 1	10.5x10.4	First	10.4	10.5
Living Room	16x14	First	14	16
Dining Room	6x14	First	14	6
Florida Room	6x14	First	14	6
Balcony/Porch/Lanai	28x10	First	10	28

Amenities & Features



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Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Community Mailbox, Fitness Center, Golf, Irrigation-Reclaimed Water, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

Utilities: Cable Connected, Electricity Connected, Fire Hydrant, Public, Sewer Connected, Sprinkler Recycled, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Ice Maker, Microwave, Range, Refrigerator, Washer

GarageYN: No

FireplaceYN: No

Cooling: Central Air, Humidity Control

ExteriorFeatures: Balcony, Lighting, Sidewalk, Sliding Doors, Storage, Tennis Court(s)

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

Building Details

NewConstructionYN: No

Exterior material: Concrete

Heating: Electric

Roof: Membrane

Miscellaneous

Ownership: Condominium

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Supra Lock Box, Appointment Only, Go Direct, Lock Box Electronic, See Remarks, ShowingTime



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