

# 6008 PROMENADE COURT BRADENTON FL 34203

<https://candiscarmichael.com>



Sun-filled spaces, a spacious corner lot, and major updates already in place create the kind of easy Florida living buyers are searching for. Positioned on a desirable corner lot within a gated community, this home offers both privacy and convenience, including an easy stroll right across the way to the community pool and clubhouse. It [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2144 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRA4689266



### Call us now

Phone: 727-888-3292

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



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## Description

### Virtual Tour:

<https://drive.google.com/file/d/1EVc1nJGkhvcE9UO-wjCP5-F7WckCePwY/view?usp=sharing>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 3 hours ago

**Category:** Single Family Residence **Type:** Residential

**Bedrooms:** 3 beds

**Bathrooms:** 2 baths

**Half baths:** 0 half baths

**Floors:** 1 floor

**Area, sq ft:** 2144 sq ft

**Lot size, sq ft:** 12632 sq ft

**Year built:** 1996

**SubdivisionName:** GARDEN LAKES ESTATES PH 7B-7G

**ListOfficeName:** EXP REALTY LLC **GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 35S

**Road Surface Type:** Asphalt, Paved

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## Property Features



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**Interior Features:** High Ceilings, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

**Flooring:** Carpet, Tile

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sidewalk, Sliding Doors

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

**Sewer:** Public Sewer

**Heating:** Electric

**Appliances:** Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer

**Laundry Features:** Inside

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** GARDEN LAKES ESTATES PH 7B-7G

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

**Parcel Number:** 1767260902

**Direction Faces:** Southeast

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Clubhouse, Gated, Pool

**Association Fee:** 650

**Association Fee Includes:** Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Internet, Maintenance Grounds, Private Road

**Community Features:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Gated Community - No Guard, Golf Carts OK, Pool, Special Community Restrictions

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## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:**  
\$5,459

**Tax Legal Description:** LOT 80 GARDEN LAKES ESTATES  
PHASES 7-B THRU 7-G PI#17672.6090/2

**Tax Lot:** 80

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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	13x23	First	23	13
Primary Bathroom	10x10	First	10	10
Kitchen	13x14	First	14	13
Dining Room	11x12	First	12	11
Living Room	17x14	First	14	17
Florida Room	28x9	First	9	28
Bedroom 2	12x11	First	11	12
Bedroom 3	10x13	First	13	10
Bathroom 2	5x8	First	8	5

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Gated Community - No Guard, Golf Carts OK, Pool, Special Community Restrictions

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

**Amenities:** Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sidewalk, Sliding Doors

**Features:** High Ceilings, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s)

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Appointment Only, Combination Lock Box, Lock Box Coded, ShowingTime



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