

805 30TH COURT BRADENTON FL 34208

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Attention Boaters! This 2021 BUILT, WATERFRONT HOME with DIRECT ACCESS From your private dock to the Manatee River and The Gulf boasts a HEATED POOL, TREX DOCK, and LARGE SCREENED LANAI! Tucked away in the secluded small community of Hidden Lagoon, this property provides a private setting with a protected cove for your boat with [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1862 sq ft



Courtesy of

**Listing Office:** BEYCOME OF FLORIDA LLC

**Status:** Active

**Office ID:** MFR279508652

**MLS ID:** MFRO6366392



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Email: RealtorCandis@gmail.com



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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 7597 sq ft

**SubdivisionName:** HIDDEN LAGOON PH II

**GarageSpaces:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1862 sq ft

**Year built:** 2021

**ListOfficeName:** BEYCOME OF FLORIDA LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 34

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Tile

**Pool Private YN:** Yes

**Waterfront YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** French Doors, Lighting, Private Mailbox, Shade Shutter(s), Sliding Doors, Sprinkler Metered

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Phone Available, Public, Sewer Connected, Sprinkler Meter, Underground Utilities, Water Connected

**Sewer:** Public Sewer

**Heating:** Electric

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

**Laundry Features:** Inside

**Pool Features:** Gunite, Heated, In Ground, Lighting, Screen Enclosure

**Waterfront Features:** Canal - Brackish

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Metal

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Negotiable

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## Property Details

**Subdivision Name:** HIDDEN LAGOON PH II

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 1179311309

**Direction Faces:** West

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information

**Association YN:** Yes

**Association Fee:** 80

**Association Fee Frequency:** Monthly **Association Fee Includes:** Common Area Taxes



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# Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** LOT 5 HIDDEN LAGOON PH II  
PI#11793.1130/9

**Tax Annual Amount:** \$9,579

**Tax Lot:** 5

# Rooms

Room type	Level
Primary Bedroom	First
Bedroom 1	First
Bedroom 2	First
Kitchen	First
Dinette	First
Dining Room	First
Living Room	First
Primary Bathroom	First
Bathroom 1	First
Balcony/Porch/Lanai	First



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## Amenities & Features

**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**ExteriorFeatures:** French Doors, Lighting, Private Mailbox, Shade Shutter(s), Sliding Doors, Sprinkler Metered

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Phone Available, Public, Sewer Connected, Sprinkler Meter, Underground Utilities, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**PoolFeatures:** Gunite, Heated, In Ground, Lighting, Screen Enclosure

**Features:** Ceiling Fans(s), Crown Molding, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Electric

**Roof:** Metal

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Irrigation Equipment **Showing Requirements:** Call Owner, See Remarks



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