

# \$4,000,000 - 8407 Broadstone Court, BRADENTON

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MLS® #A4574225

**\$4,000,000**

5 Bedroom, 7.00 Bathroom, 6,816 sqft

Residential on 1.46 Acres

CONCESSION PH II BLK B & PH III,  
BRADENTON, FL

The Concession has been ranked as one of the TOP 10 Golf courses in Florida. When rivals collaborate, boundaries are broken and something special happens. The Concession Golf Club in Eastern Manatee County is the culmination of years of planning and design by Jack Nicklaus and Tony Jacklin, resulting in the ultimate tournament level course, surrounded by exquisite natural beauty. The estate homes in The Concession are an extension of that drive for excellence. Beyond the norm of luxury and with no homes surrounding the courses for ultimate privacy, homes throughout the community are examples of masterful design and uncompromising craftsmanship. 8407 Broadstone Court is a sprawling Mediterranean estate, situated on a picturesque 1.5 acre lot with long lake views to the Southeast, for the morning sun to welcome each day. The home encompasses 10,213 square feet, with 6,816 square feet under air, offering 5 spacious bedrooms and 6.5 luxurious baths. Richly finished with the finest of materials and attention to detail, the arched, wrought iron front door opens to soaring ceilings, open spaces with clean site lines and architectural details befitting a luxury estate. The kitchen is a dream for entertaining and enjoys open design for effortless flow to conversation spaces for lively parties or quiet evenings with family and friends. Expansive gleaming quartz surfaces perfectly



complement the rich wood tones of the espresso cabinetry and stainless appliances, including a 6-burner gas cooktop with griddle, steam oven, hidden walk-in pantry, and Sub Zero Refrigerator and Sub Zero Freezer. Picturesque views of the tranquil lake are a feature throughout this home, and those views are on full display through panoramic screens that frame the lanai. The heated, salt water pool and spa are a classic Roman design and are accented by a built-in fire table for cool evenings and a 2 spacious lanais with access to the well-equipped Summer kitchen from one, and to the Primary Suite from the other. The primary suite is a palatial retreat, with a light-filled sitting room and a luxurious spa bath. 2 additional bedrooms(1 en-suite) are found on the first floor, with a well-appointed office and a bonus room downstairs as well. Upstairs are 2 more spacious guest rooms, a 2nd bonus room, and a perfectly positioned balcony to enjoy those sunrises over the lake. The home includes garage spaces for 4 cars, 2 EV charging stations, and enjoys a long paved drive with a circular approach to graciously host parties and events. Need additional garage space? Build your dream garage or a guest casita! The Concession is a very special gated community, bistro restaurant onsite, along with a premium on privacy, luxury, and an elevated lifestyle, while enjoying close proximity to all of the amenities of the area, including award winning Lakewood Ranch, Sarasota and the diverse arts community, and Bradenton's beautiful beaches. Unbelievably, this home has only been occupied 3 months in total. Wonderful chance to basically purchase new construction on acreage. Please click on the 2nd Virtual tour for an interactive floor plan experience and new pictures.

Built in 2017

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | A4574225                |
| Price          | \$4,000,000             |
| Sold Price     | \$3,600,000             |
| Sold Date      | February 28th, 2025     |
| Bedrooms       | 5                       |
| Bathrooms      | 7.00                    |
| Full Baths     | 6                       |
| Half Baths     | 1                       |
| Square Footage | 6,816                   |
| Acres          | 1.46                    |
| Year Built     | 2017                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Sold                    |

## Community Information

|             |                                       |
|-------------|---------------------------------------|
| Address     | 8407 Broadstone Court                 |
| Area        | Bradenton/Lakewood Ranch/Lakewood Rch |
| Subdivision | CONCESSION PH II BLK B & PH III       |
| City        | BRADENTON                             |
| County      | Manatee                               |
| State       | FL                                    |
| Zip Code    | 34202-4628                            |

## Amenities

|               |                                                                                                                        |
|---------------|------------------------------------------------------------------------------------------------------------------------|
| Amenities     | Clubhouse, Gated, Golf Course, Optional Additional Fees, Other, Security, Trail(s)                                     |
| Parking       | Circular Driveway, Driveway, Electric Vehicle Charging Station(s), Garage Door Opener, Garage Faces Side, Split Garage |
| # of Garages  | 4                                                                                                                      |
| View          | Trees/Woods, Water                                                                                                     |
| Is Waterfront | Yes                                                                                                                    |
| Waterfront    | Lake, Waterfront, Pond                                                                                                 |
| Has Pool      | Yes                                                                                                                    |

## Interior

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Cathedral Ceiling(s), Ceiling Fan(s), Central Vacuum, Crown Molding, Dry Bar, High Ceilings, Kitchen/Family Room Combo, |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|

|            |                                                                                                                                 |
|------------|---------------------------------------------------------------------------------------------------------------------------------|
|            | Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s) |
| Appliances | Dishwasher, Disposal, Dryer, Freezer, Ice Maker, Indoor Grill, Microwave, Range, Range Hood, Refrigerator, Washer               |
| Heating    | Central, Natural Gas                                                                                                            |
| Cooling    | Central Air, Zoned                                                                                                              |

## Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior Features | Irrigation System, Outdoor Grill, Outdoor Kitchen, Sidewalk, Sliding Doors |
| Lot Description   | In County, Irregular Lot, Near Golf Course, Oversized Lot                  |
| Roof              | Tile                                                                       |
| Foundation        | Slab                                                                       |

## School Information

|            |                            |
|------------|----------------------------|
| Elementary | Robert E Willis Elementary |
| Middle     | Nolan Middle               |
| High       | Lakewood Ranch High        |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 22nd, 2023 |
| Days on Market | 796             |
| Zoning         | PDR             |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | COLDWELL BANKER REALTY |
|----------------|------------------------|

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