

\$1,399,000 - 6196 9th Avenue Circle Ne, BRADENTON

MLS® #A4621504

\$1,399,000

4 Bedroom, 6.00 Bathroom, 4,510 sqft

Residential on 1.05 Acres

CYPRESS CREEK ESTATES, BRADENTON,
FL

Under contract-accepting backup offers. A beautifully remodeled home is now ready for the market, offering over 4,500 square feet of custom-built luxury on an acre lot. This pool home is in the gated community of Cypress Creek Estates, situated near the Manatee River. The entry features custom LED glass engraved doors, which lead into an open floor plan with views of the pool and the lake. Soaring 10-foot tray ceilings have recessed lighting in the living, dining, and family rooms. Tall sliding glass doors on the east side and beautiful arched bay windows on the west side allow you to experience tranquil sunrises and sunsets. Four bedrooms have attached full bathrooms and walk-in closets. The den has a bathroom accessible to the pool area. The master bedroom has direct access to the pool lanai. Hurricane-resistant reinforcement in the primary bedroom walk-in closet adds peace of mind. One ensuite bedroom has its own keyed access from outside for guests to use privately. The generously sized kitchen features custom wood cabinets, new quartz countertops, and stainless steel appliances, and is bathed in natural light the entire day from the tubular skylights. That natural light is also provided in four other areas of the house. The screened lanai also features a small kitchen for outdoor entertaining. The entire house has easy-to-maintain ceramic tile floors. The three-car garage has a built-in storage room. Custom landscaping includes mature



trees and boundary hedges. The brightly lit laundry room has a large sink along with plenty of cabinets and an in-wall ironing board. A brand new tile roof adds to the superbness of this residence. Additionally, the home is equipped with three A/C units, each servicing separate zones, allowing for personalized comfort throughout the house while optimizing energy efficiency. Discover what peaceful living is near major restaurants, shopping, and the highway exit to Tampa or Sarasota. The reputed custom luxury home builder spared no expenses to make it withstand severe weather. There was no structural damage or flooding in the recent or prior storms. Schedule your showing today.

Built in 2004

Essential Information

MLS® #	A4621504
Price	\$1,399,000
Sold Price	\$1,230,000
Sold Date	April 16th, 2025
Bedrooms	4
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	4,510
Acres	1.05
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Style	Florida, Ranch
Status	Sold

Community Information

Address	6196 9th Avenue Circle Ne
Area	Bradenton
Subdivision	CYPRESS CREEK ESTATES

City	BRADENTON
County	Manatee
State	FL
Zip Code	34212-9559

Amenities

Amenities	Gated
# of Garages	3
Is Waterfront	Yes
Waterfront	Pond
Has Pool	Yes

Interior

Interior Features	Attic Fan, Ceiling Fan(s), Central Vacuum, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer
Heating	Electric
Cooling	Central Air

Exterior

Exterior Features	French Doors, Irrigation System, Outdoor Kitchen, Rain Gutters, Sliding Doors
Lot Description	Flood Insurance Required, FloodZone, In County, Landscaped, Level, Near Golf Course, Oversized Lot
Roof	Tile
Foundation	Slab

School Information

Elementary	Freedom Elementary
Middle	Carlos E. Haile Middle
High	Parrish Community High

Additional Information

Date Listed	September 9th, 2024
Days on Market	293
Zoning	RSF1/CH

Listing Details

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