

\$400,000 - 716 46th Street E, BRADENTON

MLS® #A4630851

\$400,000

3 Bedroom, 2.00 Bathroom, 1,629 sqft

Residential on 0.19 Acres

BRADEN RIVER LAKES, BRADENTON, FL

One or more photo(s) has been virtually staged. Welcome to Braden River Lakes, a serene and established community where this beautifully updated 3-bedroom, 2-bathroom home on a desirable corner lot awaits you. Step inside to discover an open-concept space featuring soaring ceilings and luxury vinyl plank flooring that flows seamlessly throughout. The renovated kitchen boasts elegant white cabinetry, quartz countertops, and a contemporary tile backsplash. A spacious kitchen island offers ample seating, while a large pantry provides plenty of extra storage. The owner's suite is a private retreat with a walk-in closet and an ensuite bathroom featuring dual sinks and a glass-enclosed walk-in shower. The split-bedroom floor plan places two guest bedrooms on the opposite side of the home, with a conveniently located guest bathroom. Enjoy Florida living at its best in the screened-in lanai, complete with tile flooring and views of the private, fenced-in backyard. Braden River Lakes offers a host of amenities, all with a low HOA fee of just \$400/year, no CDD fees, and no flood insurance required. Take advantage of the community pool with water views, tennis courts, beach volleyball, playground, and more—all providing a resort-like experience. This waterfront community along the Braden River offers easy access to nearby executive golf courses, shopping at Ellenton Premium Outlets just 15 minutes away, and the pristine white sands of



Anna Maria Island less than 30 minutes away.
With convenient access to I-75, commuting is
a breeze. Don't miss your opportunity to
call this home your own"schedule your
showing today!

Built in 1990

Essential Information

MLS® #	A4630851
Price	\$400,000
Sold Price	\$390,000
Sold Date	March 14th, 2025
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,629
Acres	0.19
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	716 46th Street E
Area	Bradenton/Braden River
Subdivision	BRADEN RIVER LAKES
City	BRADENTON
County	Manatee
State	FL
Zip Code	34208-5864

Amenities

# of Garages	2
Waterfront	Waterfront

Interior

Interior Features	Ceiling Fan(s), Eating Space In Kitchen, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Walk-In Closet(s)
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Appliances	Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Sliding Doors
Roof	Shingle
Foundation	Slab

School Information

Elementary	William H. Bashaw Elementary
Middle	Carlos E. Haile Middle
High	Braden River High

Additional Information

Date Listed	November 30th, 2024
Days on Market	267
Zoning	PDP

Listing Details

Listing Office	COLDWELL BANKER REALTY
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