

\$415,000 - 3106 45th Avenue E, BRADENTON

MLS® #A4643445

\$415,000

3 Bedroom, 2.00 Bathroom, 1,817 sqft

Residential on 0.17 Acres

WALLINGFORD, A SUB, BRADENTON, FL

Stunningly Updated 3-Bedroom, 2-Bath Home
with Spacious Screened Lanai!



This beautifully renovated home features stylish upgrades throughout. Step into the vaulted family room with gleaming hardwood floors, seamlessly flowing into the dining area, where decorative tile and a sliding glass door open to the expansive lanai.

The kitchen is a chef's dream, boasting granite countertops, white cabinetry, a chic backsplash, recessed lighting, and a convenient breakfast bar. Just off the kitchen, a cozy breakfast nook with recessed lighting adds charm. Overlooking the living room with vaulted ceilings and hardwood floors, this open layout is perfect for entertaining.

Two spacious bedrooms offer walk-in closets and hardwood floors, while the guest bath showcases custom tile work and exterior access—ideal for a future pool. The owner's suite is a true retreat, featuring hardwood floors, recessed lighting, and an updated ensuite with custom woodwork, tile flooring, a soaking tub, a separate shower, and a walk-in closet.

Additional highlights include a two-car garage with a side entry door, a newer AC unit (2022), a brand-new roof (2024), Newer water heater (2023), and a newer refrigerator (2023).

Don't miss this move-in-ready gem!

Built in 2003

Essential Information

MLS® #	A4643445
Price	\$415,000
Sold Price	\$385,000
Sold Date	April 15th, 2025
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,817
Acres	0.17
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	3106 45th Avenue E
Area	Bradenton/Braden River/Lakewood Rch
Subdivision	WALLINGFORD, A SUB
City	BRADENTON
County	Manatee
State	FL
Zip Code	34203-8880

Amenities

Parking	Driveway, Garage Door Opener
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Microwave, Range, Refrigerator
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Sidewalk
Lot Description	In County
Roof	Shingle
Foundation	Slab

School Information

Elementary	Tara Elementary
Middle	Sara Scott Harllee Middle
High	Braden River High

Additional Information

Date Listed	March 6th, 2025
Days on Market	178
Zoning	PDR

Listing Details

Listing Office	PREFERRED SHORE LLC
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Listing information last updated on October 24th, 2025 at 2:39am EDT