

\$769,000 - 6105 45th Street W, BRADENTON

MLS® #A4657451

\$769,000

3 Bedroom, 3.00 Bathroom, 2,695 sqft

Residential on 0.30 Acres

FAIRWAYS AT CONQUISTADOR UNIT II,
BRADENTON, FL

****Owner is working on improving front landscaping**** Situated on the 10th fairway of the IMG golf course, this beautifully updated 3-bedroom, 3-bath home in the Fairways at El Conquistador offers one of the community's most coveted locations, with expansive golf course views from nearly every rear window as well as the screened lanai. The open-concept layout features soaring ceilings, impact-resistant windows and sliding doors, and a spacious great room with a fireplace, offering a warm and welcoming ambiance. The kitchen is a chef's dream with brand-new stainless steel appliances and a new Monogram dual-fuel gas cooktop and electric oven. The primary suite features sliding doors to the screened lanai and a spa-like bath with dual sinks and two showers. Relax on the large, screened lanai boasting an oversized pool and stunning fairway views. Recent upgrades include a new roof (2021), an upgraded drainage system, new pool cage roof, screen door, and rescreened surround. Patio furniture conveys, including the 85" lanai TV. Additional highlights include a laundry room, custom garage shelving, and Hunter Douglas blinds throughout, including wireless-operated slider door coverings. Ideally located just down the road from IMG Country Club, IMG Academy, shopping, dining, and SRQ Airport, with the beautiful sugar sand beaches of Anna Maria Island just a short drive away.



Built in 1979

Essential Information

MLS® #	A4657451
Price	\$769,000
Sold Price	\$742,000
Sold Date	September 9th, 2025
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,695
Acres	0.30
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Style	Florida
Status	Sold

Community Information

Address	6105 45th Street W
Area	Bradenton
Subdivision	FAIRWAYS AT CONQUISTADOR UNIT II
City	BRADENTON
County	Manatee
State	FL
Zip Code	34210-4004

Amenities

Parking	Driveway, Garage Door Opener
# of Garages	2
View	Golf Course, Pool
Has Pool	Yes

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Eating Space In Kitchen, Kitchen/Family Room Combo, Solid Surface Counters, Solid Wood Cabinets, Stone Counters, Thermostat, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Exhaust Fan, Microwave, Range, Refrigerator

Heating	Electric, Heat Pump, Zoned
Cooling	Central Air, Zoned
Fireplace	Yes
Fireplaces	Family Room, Masonry, Non Wood Burning
# of Stories	1

Exterior

Exterior Features	Courtyard, Irrigation System, Private Mailbox, Rain Gutters, Sliding Doors, Sprinkler Metered, Storage
Lot Description	On Golf Course
Roof	Membrane, Shingle
Foundation	Slab

Additional Information

Date Listed	July 9th, 2025
Days on Market	78
Zoning	RSF4.5

Listing Details

Listing Office	MICHAEL SAUNDERS & COMPANY
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