

\$499,000 - 8603 46th Avenue Circle W, BRADENTON

MLS® #N6137488

\$499,000

3 Bedroom, 2.00 Bathroom, 1,642 sqft
Residential on 0.18 Acres

HERONS WATCH, BRADENTON, FL

What a steal! Stunning Home Near Florida's Best Beaches! Welcome to 8603 46th Avenue Cir W, Bradenton, FL—a high-elevated, hurricane-resilient oasis, built in 2004. This meticulously maintained 3-bedroom, 2-bathroom home offers peace of mind with a brand-new roof (2024) and accordion hurricane shutters throughout, ensuring safety and comfort. The property has remained untouched by recent storms, with no flooding or damage. Step inside this move-in-ready home featuring a thoughtfully designed split floor plan, where the primary bedroom suite is set apart for privacy, while the guest bedrooms are located on the opposite side. The kitchen seamlessly blends into the family room, creating a welcoming space perfect for entertaining or relaxing with loved ones. Step outside to a fenced backyard, offering privacy and room to enjoy the outdoors. Perfectly situated within 3 miles of world-renowned turquoise waters and white-sand beaches, this home places you near the best of coastal living. Convenience is key with nearby attractions such as Bonefish Grill and grocery stores, while outdoor enthusiasts will delight in easy access to Robinson Preserve, DeSoto National Memorial Park, and Geraldson's Family Farm. Enjoy quick access to the marina, IMG Academy, plus, with the Sarasota-Bradenton Airport just minutes away and Tampa International Airport within an hour's drive, travel couldn't be more effortless. Bradenton, renowned as the Spring



Training home for the Pirates, boasts excellent public transportation options and proximity to premier shopping, dining, and wellness facilities. Ask Agent for the list of upgrades and Don't miss your chance to own this exceptional property—schedule your private tour today!

Built in 2004

Essential Information

MLS® #	N6137488
Price	\$499,000
Sold Price	\$450,000
Sold Date	August 5th, 2025
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,642
Acres	0.18
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Style	Florida
Status	Sold

Community Information

Address	8603 46th Avenue Circle W
Area	Bradenton
Subdivision	HERONS WATCH
City	BRADENTON
County	Manatee
State	FL
Zip Code	34210-2447

Amenities

# of Garages	2
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Interior

Interior Features	Ceiling Fan(s), Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors
Lot Description	Corner Lot, Drainage Canal, Near Marina, Sidewalk
Roof	Shingle
Foundation	Slab

School Information

Elementary	Sea Breeze Elementary
Middle	W.D. Sugg Middle
High	Bayshore High

Additional Information

Date Listed	February 27th, 2025
Days on Market	227
Zoning	RSF4.5

Listing Details

Listing Office	PREFERRED SHORE LLC
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Listing information last updated on November 4th, 2025 at 6:09am EST