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 Outstanding Agents! Outstanding Results!

A4563508 406 20TH ST W, BRADENTON, FL 34205



County: Manatee
Status: Active
On Market Date: 03/10/2023
List Price: \$950,000
Year Built: 1940
Special Sale: None
ADOM: 4
CDOM: 4
Pets:
Max Times per Yr:
Carpport: No **Spcs:**
Heated Area: 2,598 SqFt / 241 SqM
Total Area: 3,582 SqFt / 333 SqM

Subdiv: RIVERSIDE COURT
Beds: 3
Baths: 3/0
Pool: Private
Property Style: Single Family Residence
Lot Features: Flood Insurance Required, Flood Zone, Landscaped, Oversized Lot, Sidewalks, Street Paved
Total Acreage: 1/4 to less than 1/2
Minimum Lease Period: No Minimum
Garage: Yes **Attch:** Yes **Spcs:** 2
Garage/Parking Features: Boat Parking, Driveway, Garage Door Opener, Garage Faces Side, On Street Parking, Oversized
LP/SqFt: \$365.67

New Construction: No
Total Annual Assoc Fees: \$0.00
Average Monthly Fees: \$0.00
Flood Zone Code: AE, X

Location, Location, Location! 3 bedroom, 3 bath residence located in the much sought after River District. Built in 1940, this 2-story brick, Cape Cod style home sits on a quiet street with just under a half-acre with mature Oak trees! The main living area boasts 9' ceilings, custom moldings, a wood-burning fireplace, as well as hardwood oak flooring and ceramic tile. In addition, a kitchen with custom maple cabinets, stainless steel appliances, and butler's pantry! There is also a master suite and 2 additional bedrooms upstairs offering that classic vintage look with the original, solid pine wood floors. A rare find, this home provides an abundance of closet space! The outside entertainment area offers a covered patio adjacent to the expansive pool patio with a screen enclosure. The roof was replaced in 2013. You will enjoy peaceful strolls along this old Florida street and Riverview Blvd. Make this your permanent home, vacation home or add to your investment portfolio for short term rental. The Urban Village zoning district allows single family, multifamily and office. No HOA or CDD fees. This home is located in one of Bradenton's most historic and desirable neighborhoods near shopping, downtown, fine dining, theatre, museums, Lewis Park, Robinson Preserve and the beaches! A must see. Pre-Renovation Listing. Developers, Builders, Investors, or an Ambitious and Creative Individual or Family wanting to call this home. BR_UV (City of Bradenton, Urban Village Zoning District). 10 Units allowed if home torn down subject to city approval or keep existing home and build/develop more units. Conceptual Site Plans available for review. Also if home is demolished you can have 3 buildable lots, subject to approval. If not sold quickly, Owner will proceed with remodel and market as short term rental or for sale.

Land, Site, and Tax Information

Legal Desc: LOT 2 & S 32 FT OF LOT 3 RIVERSIDE COURT; ALSO LOT 26 LA RIVIERA COURT PI#33774.0000/1
SE/TP/RG: 27-34S-17E
Subdivision #:
Tax ID: [3377400001](#)
Taxes: \$7,680
Homestead: No

Ownership: Fee Simple
SW Subd Condo#:
Flood Zone: AE, X
Floors in Unit/Home: Two
Book/Page: 4-126
Total # of Floors: 2
Land Lease Fee:
Lot Dimensions: 167x110

Zoning: BR_UV
Future Land Use: City
Zoning Comp: Yes
Tax Year: 2022
AG Exemption YN: No
CDD: No **Annual CDD Fee:**
Complex/Comm Name:
SW Subd Name: Riverside Court
Flood Zone Date: 08/10/2021
Floor #:
Census Block:
Bldg Name/#:
Total Units:
Lot Size Acres: 0.42

Block/Parcel:
Front Exposure: East
Lot #: 2
Other Exemptions: No
Flood Zone Panel: 12081C0302F
Planned Unit Dev:
Census Tract:
Lot Size: 18,369 SqFt / 1,707 SqM

Interior Information

A/C: Central Air
Heat/Fuel: Central, Electric
Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Public, Sewer Connected, Street Lights, Water Connected
Sewer: Public Sewer
Water: None
Fireplace: Yes-Living Room, Wood Burning
Heated Area Source: Public Records

Appliances Incl: Built-In Oven, Dishwasher, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Wine Refrigerator
Flooring Covering: Ceramic Tile, Wood
Interior Feat: Ceiling Fans(s), Crown Molding, Eating Space In Kitchen, Kitchen/Family Room Combo, Master Bedroom Upstairs, Solid Wood Cabinets, Walk-In Closet(s)

| Room Type | Level | Approx Dim | Flooring | Features |
|----------------|--------|------------|--------------|--|
| Kitchen | First | 14x12 | Ceramic Tile | Granite Counters |
| Bonus Room | First | 9x12 | Ceramic Tile | Dual Sinks, Granite Counters, Walk-In Pantry |
| Dining Room | First | 12x11 | Wood | Built-In Shelving |
| Living Room | First | 21x13 | Wood | Bath With Whirlpool |
| Florida Room | First | | Ceramic Tile | Ceiling Fan(s) |
| Foyer | First | 7x8 | Wood | |
| Laundry | First | 9x6 | Ceramic Tile | |
| Bathroom 3 | First | 10x5 | Ceramic Tile | Shower - No Tub, Sink - Pedestal |
| Master Bedroom | Second | 20x12 | Wood | Ceiling Fan(s), Sink - Pedestal, Tub with Separate Shower Stall, Walk-In Closet(s) |

