



Don Lewis
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 Outstanding Agents! Outstanding Results!

A4569423 3815 65TH ST E, BRADENTON, FL 34208



Status: Sold

Interior Information

Beds: 3 **Baths:** 2/1 **A/C:** Central Air
Heated Area: 2,924 SqFt / 2: **SqFt Source:** Public Records
Property Style: Single Family Residence **Year Built:** 1981
Floor Covering: Ceramic Tile, Laminate, Tile
Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Solar, Water Connected
Heat/Fuel: Central, Electric
Interior Feat: Cathedral Ceiling(s), Ceiling Fans(s), Eating Space In Kitchen, Master Bedroom Main Floor, Open Floorplan, Stone Counters, Walk-In Closet(s), Window Treatments
Additional Rooms: Attic, Bonus Room, Family Room, Inside Utility
Appliances Incl: Convection Oven, Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Solar Hot Water Owned, Washer, Water Filtration System
Lot Features: Cleared, In County, Landscaped, Street Paved, Zoned for Horses

Exterior Information

Ext Construction: Stone, Wood Frame **Total Area:** 3,672 **SRoof:** Shingle
Description: **Fireplace Y/N:** Yes
Pool: None **Pool Dimensions:**
Pool Features: **Garage Dim:** 22x24
Garage/Parking Features: Circular Drive, Driveway, Garage Door Opener, Garage Faces Side, Guest Parking
Ext Features: French Doors
Farm Type: Chicken, Hogs, Horse **Barn Features:**
Horse Amenities: **Fencing:** Fenced
of Stalls: **# Paddocks/Pastures:**
Road Surface Type: Asphalt, Concrete **Other Equipment:**
Road Responsibility: Public Maintained Road

Land, Site, and Tax Information

Legal Desc: LOT 41 BRADEN OAKS SUB PI#14942.1215/0 **Zoning:** A1
Ownership: Fee Simple **Tax Year:** 2022 **Taxes:** \$6,458.83
Homestead: No **CDD:** No **Annual CDD Fee:** **Other Exemptions:**
Tax ID: [1494212150](#)
Add Parcel: No **# of Parcels:**
Lot Dimensions: **Lot Size Acres:** 2.37 **Additional Tax IDs:**
Total Acreage: 2 to less than 5 **Total Units:**
Water Frontage:No **Lot Size SqFt:** 103,237 **Front Exposure:** West
Water Access: No **Waterfront Ft:** 0 **Flood Zone:** X
Water View: No **Water Name:**
Water Extras: No

Community Information

Legal Subdivision Name: BRADEN OAKS
HOA / Comm Assn: No **HOA Fee:** **HOA Pmt Sched:** **Mo Maint\$(add HOA):**

Public Remarks

Braden Oaks, 2,924 sf French Country 1-Story Residence, 2.37 ac, Park-Like Setting, Zoned A-1, Horses, Chickens, etc. allowed, 3 Bedroom, 2 Bath, 1Half Bath, Entry Foyer 5x10, North-Wing: Open Floor Plan, Ceramic Tile Floors, Farmhouse Custom Kitchen with Island, 42" Wood Cabinets, Granite Counter Tops, Farmhouse Sink, Gas Range, Convection Oven, Drawer Microwave, Stainless Appliances, Kitchen Nook, Alcove with Powder Room, Laundry, Pantry, Living Room (Currently Bedroom) with Gas Fireplace, Open Dining Area off the Kitchen, Family Room with Wood Burning Fireplace, New Impact Double-Pane Windows & Plantation Shutters 2019, 5 Sets of French Doors open to Screened Covered Patio/Porch 16x25. South-Wing: Bedrooms, Laminate Flooring, Master Bedroom, Master Bath with Double Copper-Sinks, and Walk-in Shower. Second and Third Bedrooms, Second Bath with Safety Walk-In Tub, Bonus Room, Side-Entry 2-car Garage, Solar Hot Water System etc. 2021, New Roof 2021, Newer Halo Water Purifying System and AC installed by Wimpy's Plumbing and Air, No Deed Restrictions, No HOA, No CDD, Country Living but close to Shopping, Dining, Medical, Golf Courses, and 16 Miles to Anna Maria Island and the Beach. A Must See!

List/Sale Information

Status: Sold **Original Price:** \$835,000 **On Market Date:** 05/03/2023
ADOM: 24 **List Price:** \$790,000 **Sale Contract Date:** 05/27/2023

CDOM: 24
Listing Type: Exclusive Right To Sell

Sold Price: \$742,500
Price Change Date: 05/23/2023
LP/SqFt: \$270.18
SP/SqFt: \$253.93

Close Date: 06/29/2023
Seller Credit: \$3,805.00
Special Sale Provision: None
SP/LP Ratio: 93.99

Realtor Information

List Agent: [Don Lewis](#)
List Agent E-mail: DonLewis@remax.net
Office: [RE/MAX ALLIANCE GROUP](#)

List Agent ID: 266501498
Office ID: 266509058

List Agent Direct: 941-920-3919
List Agent Cell: 941-920-3919
List Agent Fax: 941-746-1108
Call Center #: 800-746-9464
Office Fax: 941-746-1108
Office Phone: 941-758-7777

Sale Contract Date: 05/27/2023 **Days to Cont:** 25

Exp Clsg Date: 06/29/2023

Selling Agent: [Don Lewis](#)

Office: [RE/MAX ALLIANCE GROUP](#)

Terms: Cash

Driving Directions: SR 64 E & 57th St E/Morgan Johnson Rd to 32nd Ave E or Creekwood Blvd to 65th St E to (3815).

Realtor Remarks: SOLD AS IS, Please Use FR/BAR AS IS Contract.

Sold Remarks: \$800 Credit to Buyer for Survey, \$3,005 Credit to Buyer for Gate Repair

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