

## Listing #1



### 603 63rd Ave W, #F-3, Bradenton, FL 34207

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List Price	\$134,900 on 11/24/2025
Shared in MLS	Yes
Listing ID	11610848
Property Type	Mobile/Manufactured
County	Manatee
Neighborhood	Bayshore Windmill Village
Unit	F-3
School	Manatee
Tax ID	000000
FEMA Flood Map	<a href="https://fema.gov/portal">fema.gov/portal</a>

**NOW 45+ | 2020 Champion | 2 Bed | 2 Bath | Lake View | Turnkey** - This immaculate 2020 Champion (Homes of Merit) offers 1,152 sq. ft. of beautifully designed living space and comes fully turnkey furnished. Known for exceptional build quality, Champion delivers again with this thoughtfully crafted home positioned on a large cul-de-sac lot with picturesque views of the lake, fountain, pool, and clubhouse. A full-width, covered front porch built with durable Trex decking welcomes you—an ideal spot to enjoy morning coffee or sunset breezes. Inside, vaulted ceilings enhance the open-concept layout, connecting the living room, dining area, and modern kitchen. The kitchen features stainless steel appliances, glass-tile backsplash, an eat-in island, and abundant storage. Vinyl plank flooring runs through the main living areas, with soft carpet in both bedrooms. The spacious primary suite includes a walk-in closet and a stunning en-suite bath with double vanities, LED-lit mirrors, and an oversized, upgraded shower with a sleek glass barn-door enclosure. Wide hallways and standard-size doors offer easy navigation throughout the home. Additional conveniences include an indoor laundry area and a side door leading directly to the carport. The storage shed provides extra height, giving you plenty of room for tools, bikes, or seasonal items. The exterior is finished with vinyl skirting and a concrete curb for low-maintenance lawn care, while the front landscaping enhances the home's welcoming curb appeal. This home is centrally located in Bradenton, just a few miles north of the Sarasota Bradenton International airport and about 15 minutes to Gulf Coast beaches. Bayshore Windmill Village is a gated, land lease community offering resort-style living for active adults. Normally a 55+ community, it is now welcoming residents 45+ for a limited time. Enjoy a clubhouse, swimming pool, shuffleboard, library, pool table, and a calendar full of organized activities. Lot rent is \$1,058.50 and includes trash, tax pass-through, lawn maintenance, and use of all park amenities. Now pet-friendly—bring up to two pets, totaling 40 lbs. Subleasing is permitted with age and background application approval, at the discretion of management. AGENT MUST SHOW BY APPOINTMENT 603 63rd Ave W Lot F-3 Bradenton, FL 34207 Florida Life Mobile Home Sales, Inc. does not provide guarantees on the accuracy of this information or the condition of any properties. It is recommended that buyers conduct their own independent research and inspections.

## Property Details

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• 2 Total Bedrooms	• 1152 SF	• 1 Story	• Available 11/24/2025	• Make: Champion
• 2 Full Baths	• Built in 2020	• Unit F-3	• Mobile Home Style	

## Interior Features

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• Open Kitchen	• Dishwasher	• Dryer	• Luxury Vinyl Tile Flooring	• Heat Pump
• Laminate Kitchen Counter	• Microwave	• Stainless Steel	• Laundry in Unit	• Electric Fuel
• Oven/Range	• Garbage Disposal	• Appliance Hot Water Heater	• Furnished	• Central A/C
• Refrigerator	• Washer	• Carpet Flooring	• Forced Air	

## Exterior Features

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• Manufactured (Multi-Section) Construction	• Asphalt Shingles Roof	• Municipal Sewer	• Shed	• Near Bus
• Land Lease Fee \$1,058	• Attached Garage	• Open Porch	• Carport	
• Vinyl Siding	• 2 Garage Spaces	• Subdivision: Bayshore Windmill Village	• Pond View	
	• Municipal Water		• Pond Waterfront	

## Community Details

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• Bayshore Windmill Village	• Community: Bayshore Windmill Village	• Laundry in Building	• Gated	• 55+ Community
		• Pool	• Clubhouse	

## Taxes and Fees

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• Dev: Bayshore Windmill Village	• HOA Contact: 9417552942
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## Listed By

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