

Listing #1



603 63rd Ave W, #T-13, Bradenton, FL 34207

List Price	\$61,900 on 12/11/2024
Status	Active for Sale
Shared in MLS	Yes
Listing ID	11391514
Property Type	Mobile/Manufactured
County	Manatee
Neighborhood	Bayshore Windmill Village
Unit	T-13
School	Manatee
Tax ID	000000
FEMA Flood Map	<a href="https://fema.gov/portal">fema.gov/portal</a>

**2 Bed | 2 Bath | 1981 Double | Turnkey | Indoor Laundry** - Welcome to your dream home! Situated on a desirable perimeter lot for added privacy, this beautifully maintained 1981 double-wide offers 2 bedrooms and 2 bathrooms with thoughtful features throughout. The fully-enclosed lanai with glass windows, screens, and a wall-mounted air conditioning unit creates an additional versatile year-round living space, perfect for relaxing or entertaining. Inside, the open floor plan boasts a large living room that flows seamlessly into the kitchen and dining area. The dining room features built-in storage, ideal for displaying your treasures or keeping everything organized. The kitchen is a cook's delight, complete with bay windows above the sink, a convenient breakfast bar, dishwasher, and a pantry for ample storage. A built-in desk and storage area in the hall provides the perfect spot for a home office or organizing daily essentials. The indoor laundry room adds convenience with even more storage options. The large guest bedroom features a walk-in closet and easy access to a full bathroom with a tub-shower combo. The primary suite, spanning the full width of the home, is a tranquil retreat with floor-to-ceiling bay windows, roll-down shutters, and two spacious closets. The suite also includes a built-in vanity and an en-suite bathroom with abundant storage and a step-in shower. Its perimeter lot location on a cul-de-sac road offers added privacy and space, this home is the perfect combination of functionality, charm, and comfort. 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, 55+ community with clubhouse, swimming pool, shuffleboard, library, and organized activities. Lot Rent is \$1,058.50 and includes trash, tax pass-thru, lawn maintenance and park amenities. Background check and approval is required. NOW pet friendly up to two pets, totaling 40 lbs. Sub-leasing is not allowed. AGENT MUST SHOW BY APPOINTMENT 603 63rd Ave W Lot T-13 (Park Street- Avenue T West) Bradenton, FL 34207

Property Details

• 2 Total Bedrooms	• 1118 SF	• Unit T-13	• Mobile Home Style
• 2 Full Baths	• Built in 1981	• Available 12/11/2024	

Interior Features

• Open Kitchen	• Dryer	• Dining Room	• Breakfast
• Laminate Kitchen Counter	• Appliance Hot Water Heater	• Den/Office	• Laundry
• Oven/Range	• Carpet Flooring	• Primary Bedroom	• Alarm System
• Refrigerator	• Laminate Flooring	• en Suite Bathroom	• Forced Air
• Dishwasher	• Laundry in Unit	• Walk-in Closet	• Electric Fuel
• Microwave	• Furnished	• Bonus Room	• Central A/C
• Washer	• Living Room	• Great Room	• Wall/Window A/C

Exterior Features

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

Community Details

• Bayshore Windmill Village	• Pool	• Clubhouse
• Community: Bayshore Windmill Village	• Pets Allowed	• 55+ Community
	• Gated	

Taxes and Fees

• Dev: Bayshore Windmill Village	• HOA Contact: <a href="tel:9417552942">9417552942</a>
----------------------------------	--

Listed By

**Valerie Bellemare**, Florida Life Mobile Home Sales Inc [941-779-8555](tel:941-779-8555) [Valeriefloridalife@gmail.com](mailto:Valeriefloridalife@gmail.com)

Listing data is deemed reliable but is NOT guaranteed accurate.