

**Bradenton**  
Reference 060012



## Breathtaking villa on the Manatee River

living space:	678 m <sup>2</sup>	swimming pool:	✓
plot area:	5.377 m <sup>2</sup>	energy certificate:	in process
bedrooms:	6		
bathrooms:	5		
sea view:	-	<b>price:</b>	<b>\$ 2,400,000.-</b>



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### Details:

Breathtaking villa on the Manatee River with beautiful water views and plenty of space for the whole family.

On generous 678 m<sup>2</sup> approx. (about 7297 sq ft), this stately villa features six bedrooms, five bathrooms, a large lounge with high ceilings, a fully equipped kitchen and a dining room. The property is elegant and yet very cozy.

The magnificent outdoor area convinces with a pool, terraces, garden areas, balconies, an outdoor kitchen and a garage for three cars.

Presented by Achim Triebel.

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### Location & surrounding area:

Bradenton is a city in southwest Florida, about 45 km (28 miles) south of Tampa.

The town was named after its first settler, Joseph Braden. The sugar planter built here in 1854 an impressive manor house.

The climate is mild and warm with a breeze from the sea. The highest temperatures are from May to October, with up to 31 °C (90 °F). The "coldest" months are December to February with an average of 12 °C (50 °F).

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Large living room



Kitchen



Pool area



Open river views

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.