

6619 35TH COURT E

6619 35TH CT E, SARASOTA, FL 34243

\$540,000

150 Years

JOHN D WOOD & CO.

London, Country & International Property

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Short Sale. Welcome Home to Fiddlers Creek: Spacious 4 Bed, 2.5 Bath Oasis in Sarasota! Discover exceptional Florida living at 6619 35th Court East, a beautiful **4-bedroom, 2.5-bathroom home with a 2-car garage** nestled in the highly desirable Fiddlers Creek neighborhood. This property offers the perfect blend of comfort, style, and community, making it an ideal choice for families and those seeking a vibrant lifestyle. Built in 2017, this well-maintained single-family home boasts a generous 2,433 sq ft of total interior livable area, offering ample space for relaxation and entertaining.

Garage Count: 2 Car Garage,
Sewer: Public,
Cooling: Central A/C,
Water: No Water

\$540,000



Step inside to find an open floorplan with high ceilings and ceramic tile flooring throughout the main living areas, creating a bright and inviting atmosphere. The well-appointed kitchen flows seamlessly into the great room, perfect for gatherings, while the first-floor primary bedroom with an en-suite bathroom provides a private retreat. Three additional bedrooms creates flexibility for family, guests, or a dedicated home office, complemented by the convenience of an inside laundry room and a spacious 2-car attached garage. Peace of mind is assured with hurricane shutters, and the fenced yard provides privacy and ample space for outdoor enjoyment. The home is equipped with central air and heat for year-round comfort, public water and sewer, and an irrigation system to water your landscape. Experience the Fiddlers Creek lifestyle! As a resident of Fiddlers Creek, you'll benefit from living in a coy, meticulously maintained community with sidewalks, and pristine landscaping. This prime Sarasota location offers unparalleled convenience, being just minutes from the upscale UTC Mall, a hub for shopping, dining, and entertainment. Outdoor enthusiasts will appreciate the proximity to Nathan Benderson Park, a world-class rowing facility and recreational area.



Travel is a breeze with Sarasota-Bradenton International Airport (SRQ) just a short drive away, and the renowned world-famous beaches of Siesta Key and Lido Key are easily accessible for a day of sun and sand. Don't miss the opportunity to make this fantastic Sarasota home your own, combining modern comforts with the convenience of a sought-after location and excellent community features.



