

FULLY REMODELED IN VILLAGE BROOKE

3239 S. BENEVA ROAD #202



3239 S. BENEVA ROAD #202

Fully-remodeled and fully-furnished one-bedroom condo in Village Brooke, centrally located within minutes of all that makes Sarasota one of the most desirable destinations. This end unit has a west-facing balcony for full enjoyment of Sarasota's colorful sunset skies.

2021 improvements include new kitchen, new bath, new luxury vinyl plank flooring throughout, new paint, new electrical outlets/switches and popcorn ceiling removed. Love the kitchen! White cabinets, granite countertops, tile backsplash and stainless steel appliances provide a clean, modern look. The eat-in counter, reconfigured to the same level as the kitchen counters, opens the kitchen to the living area. The transformed bathroom has tile floors and walls in a pleasing combination of hues for a luxurious feel. The azure glass vessel sink adds a pop of color, and the walk-in shower with built-in bench and glass enclosure make it feel bright and spacious. Nice to have features include plantation shutters in the bedroom, accordion blinds on the sliding glass doors and sun-shade in the balcony. All the furniture is also new and includes a queen sofa sleeper, leather power recliner, Hampton Bay patio furniture, dining room and bedroom suite. This residence comes with one assigned parking spot and a storage closet in the outdoor hallway.

Village Brooke lifestyle amenities include clubhouse, two swimming pools, fitness room, tennis/pickleball court, shuffleboard, 3 BBQ picnic areas and professionally-maintained grounds. Enjoy your Sarasota lifestyle in this beautifully-appointed contemporary condo centrally located close to shopping, beaches, medical and Downtown Sarasota.

More photos available at: PGL.Group/VillageBrooke202

3239 S. BENEVA ROAD #202

VILLAGE BROOKE

- Central Sarasota location
- Amenities:
 - Clubhouse
 - 2 swimming pools (1 is a lap pool)
 - Tennis/Pickle Ball courts
 - Fitness room
 - Shuffleboard
 - 3 BBQ grilling areas by ponds
 - Laundry rooms
 - Beautifully-maintained landscape

RESIDENCE FEATURES

- 714 sq. ft. A/C | 786 sq. ft. total
- 1 bedrooms, 1 bath
- 1 reserved parking space: #618
- Outdoor storage closet: #202
- Fully remodeled residence:
 - new luxury vinyl plank flooring
 - new paint
 - popcorn ceiling removed
 - all electrical outlets and switches replaced
 - new kitchen and appliances
 - new bath
- Being sold furnished with all new furniture:
 - queen sleeper sofa
 - leather power recliner
 - Hampton Bay patio furniture
 - dining room set from Pamaro Shop
 - Seawinds bedroom furniture in dapple gray/blanc
 - Stearns & Foster luxury firm mattress
 - Adjustable power mattress base



3239 S. BENEVA ROAD #202

GREAT ROOM

- Size: 19'0" x 11'11"
- Luxury vinyl plank floor
- Ceiling fan
- Sliding glass doors to balcony with accordion blinds



SCREENED-IN BALCONY

- Size: 11'6" x 5'5"
- Indoor/outdoor carpet
- Wall light
- Sunscreen shade



DINING ROOM

- Size: 9'6" x 8'4"
- Luxury vinyl plank floor
- Ceiling lamp



KITCHEN

- Size: 7'7" x 7'4"
- Luxury vinyl plank floor
- Beadboard ceiling
- Track lights
- Granite countertops
- Tile backsplash
- Stainless appliances:
 - Glass-top slide-in range
 - Chimney hood/vent
 - Refrigerator/freezer
- Oversize single-bowl sink with pull-out faucet
- Cabinet pantry
- Industrial-style open shelves



3239 S. BENEVA ROAD #202

BEDROOM

- Size: 14'3" x 11'10"
- Luxury vinyl plank floor
- Plantation shutters
- Walk-in closet

BATH

- Tile floor
- Tile walls
- Vanity with glass vessel sink
- Vanity mirror
- Vanity lights
- Walk-in shower with tile floor/walls, toiletry alcove, built-in bench, rain showerhead, controls at entry and glass enclosure
- Glacier Bay one-piece commode



3239 S. BENEVA ROAD #202



Nancy Endara | 941.323.1700
Nancy.Endara@PremierSIR.com
PeterGLaughlin.com

Personal property does not convey. Stated dimensions are measured to the interior walls using a hand-held laser measuring device, and are included as general information only. Dimensions are deemed reliable, but not guaranteed, and should be independently verified. Broker represents to Buyer that Broker does not reside on the property and that all representations (oral, written or otherwise) by Broker are based on seller representations or public records. Buyer is responsible for verifying property condition, square footage and facts that materially affect property value with seller, professional inspectors and governmental agencies. For full liability disclaimer, refer to section 14 of the Florida Realtors Residential Contract for Sale and Purchase.