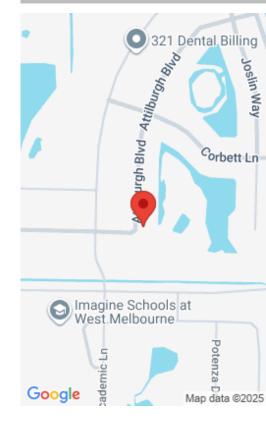


# 1757 ATTILBURGH BOULEVARD, MELBOURNE, FL, 32904

https://austingarnerrealestate.com

Beautiful 3-Bedroom Home with Office, Saltwater Pool, and Hot Tub – Backing to Conservation Land for Ultimate Privacy Welcome to your dream home! This stunning 3-bedroom residence includes a versatile bonus room currently used as an office, which can easily be converted into a fourth bedroom to suit your family's needs. Nestled in a quiet, [...]

- 3 hads
- 2 baths
- Single Family Residence
- Residential
- Active
- 1733 sq ft





#### **Basics**

Category: Residential

Status: Active

Bathrooms: 2 baths Lot size: 0.17 sq ft

Subdivision Name: Manchester Lakes Phase 4

Lot Size Acres: 0.17 acres

County: Brevard

**Type:** Single Family Residence

Bedrooms: 3 beds

**Area: 1733** sq ft Year built: 2013

**Bathrooms Full: 2** 

Rooms Total: 3

## **Building Details**

Building Area Total: 1754 sq ft Construction Materials: Other

Sewer: Public Sewer **Architectural Style:** Traditional

Heating: Heat Pump, 1 **Current Use:** Single Family

Stories: 1 Roof: Shingle

### **Amenities & Features**

Pool Features: Heated, In Ground, Screen

Enclosure

Levels: One

**Utilities:** Electricity Connected, Other, Sewer

Available

Garage Spaces: 3, 1

**Appliances:** Disposal, Dishwasher, Electric Cooktop, Microwave, Refrigerator, Other

Lot Features: Other

**Exterior Features: Other** 

Flooring: Carpet, Other

Parking Features: Other

WaterSource: Private,

**Interior Features:** Ceiling Fan(s), Walk-In

Closet(s)

Patio And Porch Features: Rear Porch,

Screened

**Cooling:** Central Air



#### Fees & Taxes

Tax Assessed Value: \$2,778.99 Association Fee Frequency: Annually

#### **School Information**

HighSchool: Melbourne Middle Or Junior School: Stone

**Elementary School:** Riviera

#### **Miscellaneous**

Road Surface Type: Paved Listing Terms: Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** Standard

# **Courtesy of**

**List Office Name:** Flat Fee MLS Realty

