



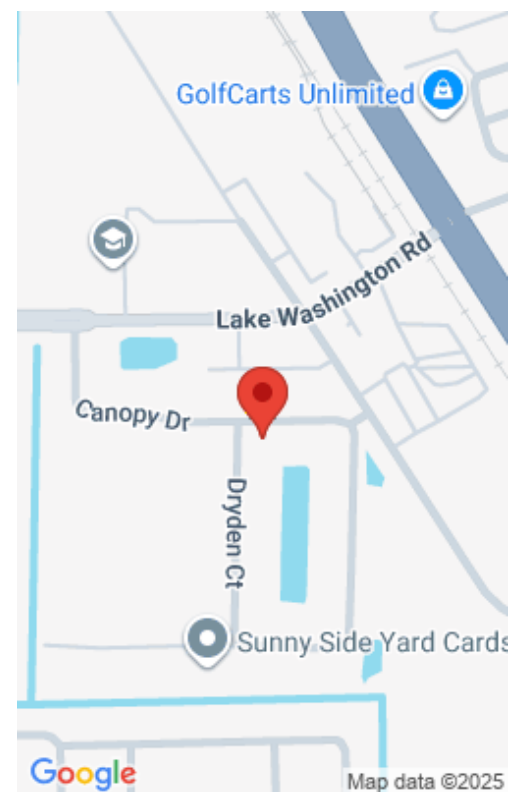
**\$460,000**

## **2223 DRYDEN COURT, MELBOURNE, FL, 32935**

<https://austingarnerrealestate.com>

On the largest lot in Preserve at Lake Washington, this thoughtfully updated 5 bed, 2.5 bath offers clean finishes, generous proportions & serene pond views. The kitchen showcases brand new wood shaker-style cabinetry, quartz countertops, ceiling-height uppers & dual pantries, while all bathrooms feature matching quartz surfaces, new vanities & fixtures—double sinks in both the [...]

- 5 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 2862 sq ft



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# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 3 baths  
**Lot size:** 0.17 sq ft  
**Subdivision Name:** Preserve at Lake Washington  
**Lot Size Acres:** 0.17 acres

**Type:** Single Family Residence  
**Bedrooms:** 5 beds  
**Area:** 2862 sq ft  
**Year built:** 2005  
**Bathrooms Full:** 2  
**County:** Brevard

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# Building Details

**Construction Materials:** Frame, Stucco  
**Heating:** Central, 1  
**Stories:** 2

**Sewer:** Public Sewer  
**Current Use:** Residential, Single Family  
**Levels:** Two

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# Amenities & Features

**Laundry Features:** Electric Dryer Hookup, Washer Hookup  
**Utilities:** Electricity Connected, Sewer Connected, Water Connected  
**Parking Features:** Attached, Garage, Garage Door Opener  
**WaterSource:** Public,

**Flooring:** Carpet, Tile

**Association Amenities:** Maintenance Grounds, Management - Full Time

**Garage Spaces:** 2, 1

**Appliances:** Disposal, Dishwasher, Electric Cooktop, Electric Oven, Electric Water Heater, Freezer, Microwave, Plumbed For Ice Maker, Refrigerator

**Interior Features:** Ceiling Fan(s), Eat-in Kitchen, His and Hers Closets, Kitchen Island, Open Floorplan, Pantry, Vaulted Ceiling(s), Walk-In Closet(s), Primary Bathroom -Tub with Separate Shower, Split Bedrooms, Breakfast Nook

**Lot Features:** Corner Lot, Few Trees

**Cooling:** Central Air



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## Fees & Taxes

**Tax Assessed Value:** \$5,198.19

**Association Fee Frequency:** Annually

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## School Information

**HighSchool:** Eau Gallie

**Middle Or Junior School:** Johnson

**Elementary School:** Creel

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## Miscellaneous

**Listing Terms:** Cash, Conventional, VA Loan **Special Listing Conditions:** Standard

**Pets Allowed:** Yes

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## Courtesy of

**List Office Name:** Compass Florida, LLC

