



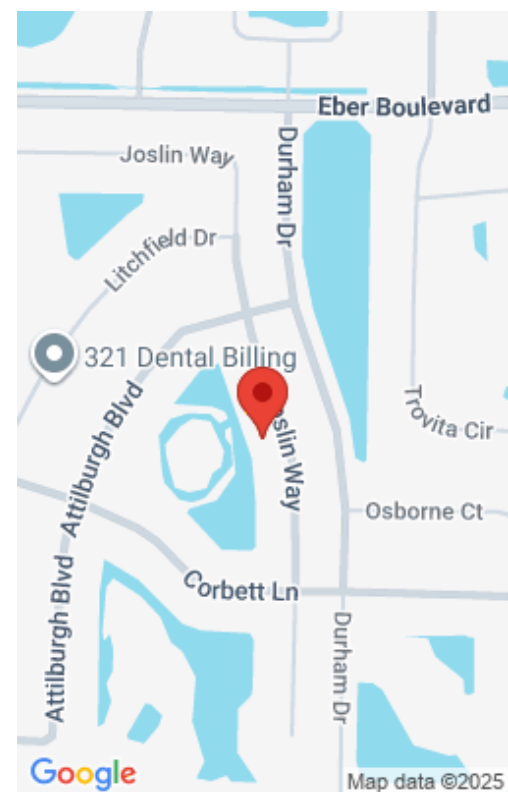
\$529,900

3872 JOSLIN WAY, MELBOURNE, FL, 32904

<https://austingarnerrealestate.com>

PRESERVE & LAKEFRONT SANCTUARY! This original owner custom build in sought-after Manchester Lakes, West Melbourne, a 5-bed, 2.5-bath, 3492sf LAKEFRONT home, offers oaks & PRESERVE views over the lake! Enjoy NEW ROOF ('23), EXT. PAINT, \$45k 11.68kW PAID SOLAR SYSTEM, security system w/cameras, premium blackout/built-in blinds, & 2-car garage. Inside, an elegant open layout showcases [...]

- 5 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 3492 sq ft



Basics

Category: Residential	Type: Single Family Residence
Status: Active	Bedrooms: 5 beds
Bathrooms: 3 baths	Area: 3492 sq ft
Lot size: 0.14 sq ft	Year built: 2009
Subdivision Name: Manchester Lakes Phase 1	Bathrooms Full: 2
Lot Size Acres: 0.14 acres	County: Brevard

Building Details

Building Area Total: 4857 sq ft	Construction Materials: Block, Concrete, Frame, Stucco
Architectural Style: Contemporary, Ranch	Sewer: Public Sewer
Heating: Central, Electric, 1	Current Use: Residential, Single Family
Stories: 2	Roof: Shingle
Levels: Two	

Amenities & Features

Electric: 200+ Amp Service	Flooring: Carpet, Marble, Tile
Utilities: Cable Connected, Electricity Connected, Sewer Connected, Water Connected	Association Amenities: Maintenance Grounds
Parking Features: Attached, Garage	Waterfront Features: Lake Front
Garage Spaces: 2, 1	WaterSource: Public, 1
Appliances: Convection Oven, Dryer, Disposal, Dishwasher, Electric Range, Electric Water Heater, Freezer, Ice Maker, Microwave, Refrigerator, Washer	Interior Features: Breakfast Bar, Built-in Features, Ceiling Fan(s), Entrance Foyer, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s), Primary Bathroom -Tub with Separate Shower, Breakfast Nook, Guest Suite
Lot Features: Many Trees, Sprinklers In Front, Sprinklers In Rear	Patio And Porch Features: Covered, Deck, Front Porch, Patio, Porch, Rear Porch, Screened
Exterior Features: Storm Shutters	Cooling: Attic Fan, Central Air, Electric



Fees & Taxes

Tax Assessed Value: \$579.04 **Association Fee Frequency:** Annually
Association Fee Includes: Maintenance Grounds

School Information

HighSchool: Melbourne **Middle Or Junior School:** Stone
Elementary School: Riviera

Miscellaneous

Road Surface Type: Asphalt **Listing Terms:** Cash, Conventional, FHA, VA Loan
Special Listing Conditions: Standard **Pets Allowed:** Yes

Courtesy of

List Office Name: Waterman Real Estate, Inc.

