



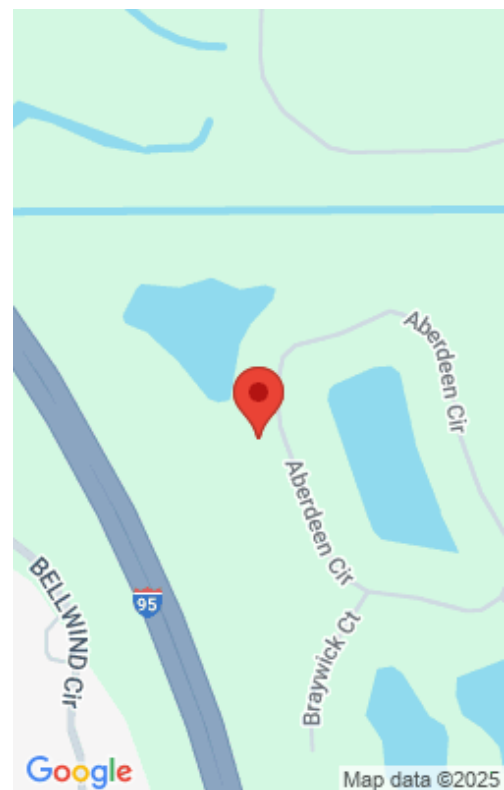
**\$400,000**

## **4341 ABERDEEN CIRCLE, ROCKLEDGE, FL, 32955**

<https://austingarnerrealestate.com>

Welcome home to low-maintenance living in the heart of Viera East! This spacious 3 bedroom, 2 bath villa offers 2,000 sq ft of well-designed living space with an open floor plan and abundant natural light. Enjoy peaceful mornings overlooking the 4th hole of the golf course from your tiled, screened porch—perfect for relaxing or entertaining. [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 2000 sq ft



---

# Basics

<b>Category:</b> Residential	<b>Type:</b> Single Family Residence
<b>Status:</b> Active	<b>Bedrooms:</b> 3 beds
<b>Bathrooms:</b> 2 baths	<b>Area:</b> 2000 sq ft
<b>Lot size:</b> 0.13 sq ft	<b>Year built:</b> 2003
<b>Subdivision Name:</b> Viera N PUD Tract B-4	<b>Bathrooms Full:</b> 2
<b>Lot Size Acres:</b> 0.13 acres	<b>Rooms Total:</b> 6
<b>Zoning:</b> Single Family	<b>County:</b> Brevard

---

# Building Details

<b>Construction Materials:</b> Concrete, Stucco	<b>Architectural Style:</b> Traditional, Villa, Half Duplex
<b>Sewer:</b> Public Sewer	<b>Heating:</b> Central, Natural Gas, 1
<b>Current Use:</b> Residential, Single Family	<b>Stories:</b> 1
<b>Roof:</b> Shingle	<b>Levels:</b> One

---

# Amenities & Features



**Laundry Features:** Electric Dryer Hookup, Washer Hookup

**Utilities:** Cable Available, Electricity Connected, Sewer Connected, Water Connected

**Parking Features:** Attached, Garage, Garage Door Opener

**WaterSource:** Public,

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

**Patio And Porch Features:** Porch, Rear Porch, Screened

**Flooring:** Carpet, Tile

**Association Amenities:** Maintenance Grounds, Tennis Court(s), Pickleball, Management - Off Site, Pool

**Garage Spaces:** 2, 1

**Appliances:** Disposal, Dishwasher, Gas Cooktop, Gas Range, Microwave, Refrigerator

**Lot Features:** On Golf Course, Sprinklers In Front, Sprinklers In Rear

**Cooling:** Central Air, Electric

## Fees & Taxes

**Tax Assessed Value:** \$2,249.05

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Maintenance Grounds, Other

## School Information

**HighSchool:** Viera

**Middle Or Junior School:** Kennedy

**Elementary School:** Williams

## Miscellaneous

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** Standard

**Pets Allowed:** Yes





# Courtesy of

**List Office Name:** Ellingson Properties

