



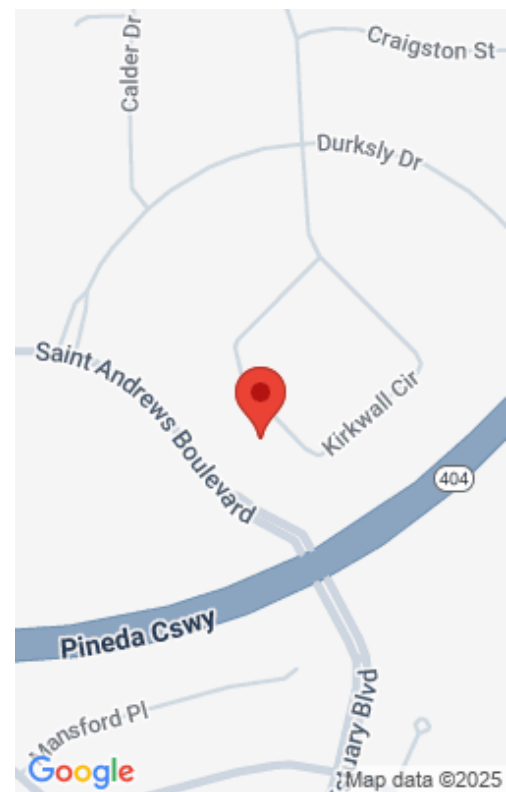
**\$1,049,000**

## **5197 KIRKWALL CIRCLE, MELBOURNE, FL, 32940**

<https://austingarnerrealestate.com>

Welcome to your dream home — a stunning 3 bed, 3 bath masterpiece with an additional dedicated study and versatile flex room. Luxurious touches at every turn. From the moment you walk in, you'll be captivated by the warm wood beams, custom shiplap walls, and elegant recessed lighting that flow throughout. Gorgeous LVP floors throughout [...]

- 3 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 2558 sq ft



# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 3 baths  
**Lot size:** 0.24 sq ft  
**Subdivision Name:** St Andrews Manor  
**Lot Size Acres:** 0.24 acres

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Area:** 2558 sq ft  
**Year built:** 2017  
**Bathrooms Full:** 3  
**County:** Brevard

# Building Details

**Building Area Total:** 3445 sq ft  
**Architectural Style:** Contemporary  
**Heating:** Central, 1  
**Stories:** 1  
**Levels:** One

**Construction Materials:** Block  
**Sewer:** Public Sewer  
**Current Use:** Residential, Single Family  
**Roof:** Tile

# Amenities & Features



**Laundry Features:** In Unit

**Flooring:** Other, Tile

**Association Amenities:** Gated

**Fireplace Features:** Electric

**WaterSource:** Public,

**Interior Features:** Ceiling Fan(s), Entrance Foyer, Eat-in Kitchen, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Vaulted Ceiling(s), Walk-In Closet(s), Primary Bathroom -Tub with Separate Shower

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

**Fireplaces Total:** 2

**Pool Features:** Heated, In Ground, Salt Water

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

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

**Garage Spaces:** 3, 1

**Appliances:** Dryer, Disposal, Dishwasher, Electric Oven, Gas Cooktop, Microwave, Refrigerator, Washer

**Lot Features:** Sprinklers In Front, Sprinklers In Rear

**Exterior Features:** Impact Windows

**Cooling:** Central Air

## Fees & Taxes

**Tax Assessed Value:** \$5,944.34

**Association Fee Frequency:** Annually

**Association Fee Includes:** Security

## School Information

**HighSchool:** Viera

**Middle Or Junior School:** Johnson

**Elementary School:** Longleaf

## Miscellaneous

**Road Surface Type:** Asphalt

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

**Special Listing Conditions:** Standard





# Courtesy of

**List Office Name:** One Sotheby's International

