



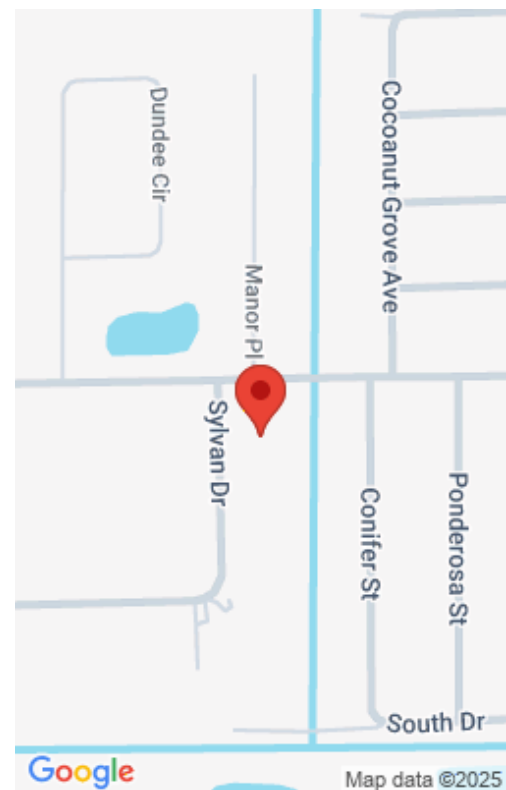
**\$330,000**

## **8311 SYLVAN DRIVE, MELBOURNE, FL, 32904**

<https://austingarnerrealestate.com>

This 1962 gem is waiting for someone with vision to bring it back to life! Nestled on a generous 0.56-acre lot, this three-bedroom, two-bathroom home offers the perfect canvas for a complete renovation. The spacious interior layout provides ample opportunity to create your dream home, with room to modernize and add your personal touch throughout. [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 1688 sq ft



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# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2 baths  
**Lot size:** 0.56 sq ft  
**Subdivision Name:** Sylvan Estates Sec A  
**Lot Size Acres:** 0.56 acres

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Area:** 1688 sq ft  
**Year built:** 1962  
**Bathrooms Full:** 2  
**County:** Brevard

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# Building Details

**Construction Materials:** Block, Concrete, Stucco  
**Sewer:** Public Sewer  
**Current Use:** Residential, Single Family  
**Roof:** Shingle

**Architectural Style:** Ranch  
**Heating:** Central, 1  
**Stories:** 1

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# Amenities & Features

**Pool Features:** In Ground, Screen Enclosure  
**Utilities:** Cable Available, Electricity Connected, Sewer Connected  
**Parking Features:** Garage, Other  
**Garage Spaces:** 2, 1  
**Appliances:** Electric Cooktop, Electric Oven, Electric Range, Refrigerator  
**Patio And Porch Features:** Covered, Screened  
**Cooling:** Central Air

**Flooring:** Carpet, Laminate, Terrazzo  
**Fencing:** Wood, Fenced  
**Fireplace Features:** Wood Burning  
**WaterSource:** Public,  
**Lot Features:** Many Trees  
**Fireplaces Total:** 1

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# Fees & Taxes



**Tax Assessed Value:** \$4,935.01

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## School Information

**HighSchool:** Melbourne

**Middle Or Junior School:** Central

**Elementary School:** Roy Allen

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## Miscellaneous

**Listing Terms:** Cash, Conventional

**Special Listing Conditions:** Standard

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## Courtesy of

**List Office Name:** Waterman Real Estate Inc.

