

# \$344,799 - 476 Nancie Avenue, Merritt Island

MLS® #1056359

**\$344,799**

3 Bedroom, 2.00 Bathroom, 1,233 sqft  
Residential on 0.17 Acres

Merritt Ridge Sheet 4, Merritt Island, FL

MERRITT ISLAND POOL HOME UNDER 350K! Assumable 2.99% VA Loan!

Step inside to a bright, open floor plan that connects the living, dining, and kitchen areas - perfect for entertaining or relaxing with family. Upgrades include new appliances, all new hurricane impact windows/slider, New AC with all new ductwork, PVC plumbing. Converted garage/bonus room adds more space and easy access to Laundry/utility area.

The fenced in back yard feels like your own hidden paradise. Sparkling blue pool surrounded by a large paver deck. Palm trees and lush, tropical landscaping. There is a large shed with power and RV slab/parking with 50amp hookup as well!

This home is conveniently located minutes from shopping/restaurants/schools and 15min to world famous Cocoa Beach.

Don't miss your chance to live where others vacation!

Built in 1960

## Essential Information

MLS® #	1056359
Price	\$344,799
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	1,233
Acres	0.17
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Community Information**

Address	476 Nancie Avenue
Area	253 - S Merritt Island
Subdivision	Merritt Ridge Sheet 4
City	Merritt Island
County	Brevard
State	FL
Zip Code	32952

### **Amenities**

Utilities	Cable Available, Electricity Available, Water Available
Parking	RV Access/Parking
Has Pool	Yes
Pool	In Ground

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Open Floorplan
Appliances	Dishwasher, Electric Range, Refrigerator
Heating	Central, Electric
Cooling	Central Air, Electric
# of Stories	1

### **Exterior**

Exterior	Block, Concrete, Stucco
Lot Description	Few Trees
Roof	Shingle
Construction	Block, Concrete, Stucco

### **School Information**

Elementary	Tropical
Middle	Jefferson

High

Merritt Island

## **Listing Details**

Listing Office

Edge Properties

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