

# \$534,900 - 1958 Crane Creek Boulevard, Melbourne

MLS® #1058238

## \$534,900

4 Bedroom, 2.00 Bathroom, 2,234 sqft  
Residential on 0.20 Acres

Bayhill at Viera E Phase 1, Melbourne, FL

Discover the epitome of comfort and elegance in this stunning 2001-built, single-family home nestled in the heart of Melbourne. This one-story gem, spanning 2200+ sqft of interior space on a waterfront lot, offers an unparalleled living experience. It features 4 spacious bedrooms and 2 full bathrooms, The heart of the home is its open-plan kitchen, complemented by a breakfast bar, eat in kitchen nook and a walk-in pantry. Formal Living Room and Formal Dining Room. The home's charm is enhanced by its family plan that centers around a screened pool, set against the backdrop of tranquil water views, provides an oasis for relaxation and entertainment. Located in a community with access to parks, playgrounds, and basketball courts, and zoned for top-rated schools, this property is an ideal haven for families. Additional features like a home warranty and proximity to Melbourne's attractions make it a coveted address. Roof 2018.

Built in 2001

### Essential Information

MLS® #	1058238
Price	\$534,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,234



Acres	0.20
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

### **Community Information**

Address	1958 Crane Creek Boulevard
Area	216 - Viera/Suntree N of Wickham
Subdivision	Bayhill at Viera E Phase 1
City	Melbourne
County	Brevard
State	FL
Zip Code	32940

### **Amenities**

Amenities	Basketball Court, Maintenance Grounds, Management - Full Time, Management - Off Site, Park, Playground
Utilities	Cable Available, Electricity Connected, Water Available
Parking	Attached, Garage
# of Garages	2
View	Lake, Pond
Is Waterfront	Yes
Waterfront	Lake Front, Pond
Has Pool	Yes
Pool	In Ground, Screen Enclosure

### **Interior**

Interior Features	Breakfast Bar, Breakfast Nook, Ceiling Fan(s), Eat-in Kitchen, Open Floorplan, Pantry, Primary Bathroom -Tub with Separate Shower, Split Bedrooms
Appliances	Dishwasher, Dryer, Electric Range, Electric Water Heater, Microwave, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air, Electric
# of Stories	1

### **Exterior**

Exterior	Block, Concrete, Stucco
Lot Description	Cleared
Roof	Shingle
Construction	Block, Concrete, Stucco

### **School Information**

Elementary	Manatee
Middle	Kennedy
High	Viera

### **Additional Information**

HOA Fees	400
HOA Fees Freq.	Annually

### **Listing Details**

Listing Office	Real Broker LLC
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