

# \$374,900 - 2045 Bayhill Drive, Melbourne

MLS® #1059466

**\$374,900**

3 Bedroom, 2.00 Bathroom, 1,501 sqft  
Residential on 0.15 Acres

Bayhill at Viera E Phase 1, Melbourne, FL

Welcome to Bayhill in Viera. This charming 3-bedroom, 2-bath Water-View home in the desirable Bayhill community of Viera, all at an exceptional price! Just a short stroll from your doorstep, enjoy the inviting Community Pool, perfect for sunny relaxation.

This home boasts a spacious open floor plan, featuring an impressive back Florida room with additional windows that showcase breathtaking views of the tranquil pond, adding valuable livable square footage. This versatile space is perfect for year-round enjoyment—open the windows for a refreshing breeze or close them for a cozy retreat.

The seamless flow between the living and dining areas makes it ideal for entertaining and family gatherings. Step outside to a large, open backyard, perfect for hosting barbecues or simply savoring the fresh air.

Conveniently located near The Avenues, this home also offers access to excellent schools and top-notch amenities. Don't miss out on this fantastic opportunity! Roof/HVAC

Built in 2000

## Essential Information

MLS® #	1059466
Price	\$374,900



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,501
Acres	0.15
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

### **Community Information**

Address	2045 Bayhill Drive
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	Maintenance Grounds, Playground, Pool
Utilities	Cable Connected, Electricity Connected, Sewer Connected, Water Connected
Parking	Garage, Garage Door Opener, On Street
# of Garages	2
View	Pond

### **Interior**

Interior Features	Built-in Features, Ceiling Fan(s), Eat-in Kitchen, Entrance Foyer, Open Floorplan, Primary Bathroom -Tub with Separate Shower, Walk-In Closet(s)
Appliances	Convection Oven, Dishwasher, Dryer, Electric Cooktop, Electric Oven, Electric Range, Microwave, Refrigerator, Washer
Heating	Electric
Cooling	Central Air, Electric
# of Stories	1

### **Exterior**

Exterior	Block, Concrete, Stucco
Lot Description	Cleared, Few Trees
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	Boardwalk Realty, LLC
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