

\$619,000 - 1445 Sunrise Drive, Merritt Island

MLS® #1059789

\$619,000

4 Bedroom, 2.00 Bathroom, 2,085 sqft

Residential on 0.18 Acres

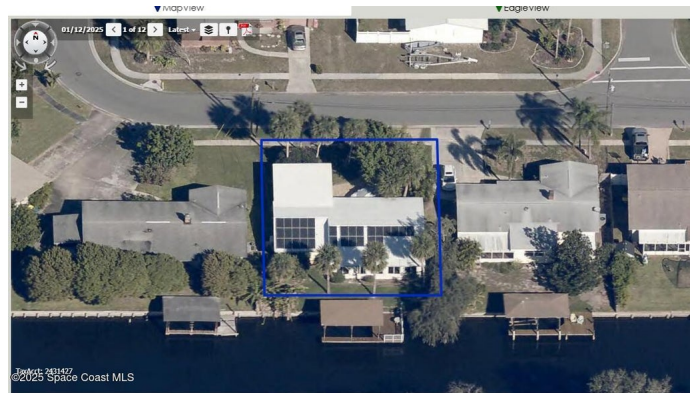
Holiday Cove, Merritt Island, FL

Some properties shout to get attention! This home exudes quiet grace. From the neatly paved drive to the restrained landscaping, this one says 'WELCOME' the moment you arrive. While 4 bedrooms, 2 bathrooms, and good open flow in the main living areas are at the top of most buyers' lists, this one goes on to offer a sunny, tranquil Florida room that looks out on the covered boat slip and canal. Concerned about high electricity bills? This house has been optimized to use considerably less energy than other homes in the area. First a brilliant white roof rejects the heat of the sun keeping the attic and house cool. Second, rigid insulation -- coated with synthetic stucco -- was added to the exterior of the house which improves comfort & reduces cooling energy needs. Third, the expanse of windows looking out over the canal reject 80% of the sun's heat allowing comfortable and clear viewing of outdoors. Fourth, 31 solar panels on the roof reduce the house's electric bills by about \$1300 per year. Custom kitchen recently remodeled. Another perk--- separate meters for house and irrigation (savings on sewer costs associated with sprinklers)

Built in 1963

Essential Information

MLS® #	1059789
Price	\$619,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,085
Acres	0.18
Year Built	1963
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	1445 Sunrise Drive
Area	252 - N Banana River Dr.
Subdivision	Holiday Cove
City	Merritt Island
County	Brevard
State	FL
Zip Code	32952

Amenities

Utilities	Cable Available, Electricity Connected, Sewer Connected, Water Connected
Parking	Garage, Garage Door Opener, Off Street
# of Garages	2
Is Waterfront	Yes
Waterfront	Seawall

Interior

Interior Features	Entrance Foyer, Pantry, Primary Bathroom - Shower No Tub, Split Bedrooms
Appliances	Dishwasher, Dryer, Electric Oven, Electric Range, Microwave, Refrigerator, Tankless Water Heater, Washer
Heating	Heat Pump
Cooling	Central Air, Electric
# of Stories	1

Exterior

Exterior	Concrete, Other
Exterior Features	Boat Slip, Dock, Other, Storm Shutters

Lot Description	Few Trees, Sprinklers In Front, Sprinklers In Rear
Construction	Concrete, Other

School Information

Elementary	Audubon
Middle	Jefferson
High	Merritt Island

Listing Details

Listing Office	Tropical Realty & Inv. of Brev
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