



\$ 1,595,000



5537 Cape Leyte Dr, Sarasota, FL 34242

- » Beds: 3 | Baths: 2 Full
- » MLS #: A4630208
- » Single Family | 2,095 ft² | Lot: 15,246 ft²
- » More Info: 5537CapeLeyteDr.IsForSale.com



Debra Pitell-Hauge
 941.356.0437
 debrapitell-
 hauge@michaelsaunders.com
<http://www.SarasotaHomes4Sale.com>

Michael Saunders & Company
LICENSED REAL ESTATE BROKER
 Sales Office
 440 Gulf of Mexico Drive
 Longboat Key, FL 34228
 (941) 383-7591

Remarks

Once in a generation, an opportunity to acquire a remarkable waterfront location on Siesta Key may come your way. While waterfront properties come and go, few offer the additional amenities of this coveted street, Cape Leyte Drive, situated two blocks from the remarkably world-famous destination, "Crescent Beach" with its crystal sands and turquoise water. It's not just a beach, it's a national treasure with visitors from all over the globe. Living on Siesta Key with THE beach just outside the front door, and a backyard pool plus dock on the canal, within comfortable proximity to the charming artsy Village scene of this enchanting island is worth serious consideration. Home was flooded during Helene. Owners had drywall taken out right away and A/C has been running. Being sold "As Is". Nothing warranted by sellers. Fabulous location only 2 blocks from Siesta Key public beach. Pool is salt water with no cage. Large dock with 20,000 lift (also as is) overlooking Grand Canal. One bridge to bay. Rebuild or tear down and build new home. Terrific opportunity to own a piece of Siesta Key paradise. Close to the Village. Tremendous value. Previous owner replaced roof in 2015 among other improvements.

