

\$680,000 - 8767 Midnight Pass Road 403f, SARASOTA

A4644284

\$680,000

2 Bedroom, 2.00 Bathroom, 1,303 sqft
Residential on 6 Acres

ISLAND REEF II PH 1 2 & 3, SARASOTA, FL

LUCRATIVE RENTAL INCOME

OPPORTUNITY at this rare BEACH-TO-BAY COMMUNITY. Experience the Best of Siesta Key at Island Reef while your investment pays for itself and puts extra income in the bank. This beautifully renovated 4th-floor condo offers views of Little Sarasota Bay and the Intracoastal Waterway. Move-in ready and tastefully furnished, this unit is perfect for personal enjoyment and / or rental income (MONTHLY RENTALS ALLOWED - SEE ATTACHED INCOME ANALYSIS).

The modern kitchen features granite countertops, white cabinetry, and seamlessly integrated clothes washer and dryer. The enclosed lanai, with sliding windows, provides a serene space to relax and take in the picturesque bay views. The spacious owner's suite includes a generous walk-in closet. There is an additional spacious bedroom with an extra large closet and this unit has a separate owner's closet to lock away personal belongings when rental guests arrive.

Island Reef is a sought-after Gulf-to-Bay community with an array of resort-style amenities, including private beach access, TWO heated pools, tennis and PICKLEBALL courts, a fitness center, clubhouse, grilling patios, shuffleboard, a pool table, video game



room, library, and a vibrant social calendar including regular men's and women's golf outings. Boat docks are available on a first-come, first-served basis and the community allows you to INSTALL A BOAT LIFT in your BOAT SLIP.

Conveniently located, Island Reef is also just a short walk from three local restaurants, a full service marina with boat storage, boat rentals, and Turtle Beach playground. Plus, the FREE Siesta Key TROLLEY stops right at Island Reef, offering a hassle-free ride to Siesta Beach, Siesta Village, and all the attractions along Midnight Pass Road. Paradise found. MIC DROP! Schedule your private showing today!

Built in 1979

Essential Information

MLS® #	A4644284
Price	\$680,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,303
Acres	6.31
Year Built	1979
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	8767 Midnight Pass Road 403f
Area	Sarasota/Crescent Beach/Siesta Key
Subdivision	ISLAND REEF II PH 1 2 & 3
City	SARASOTA
County	Sarasota
State	FL
Zip Code	34242

Amenities

Amenities	Clubhouse, Elevator(s), Fitness Center, Maintenance, Pickleball Court(s), Pool, Recreation Facilities, Security, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s)
Parking	Covered, Guest
View	Water
Is Waterfront	Yes
Waterfront	Bay/Harbor, Beach Front, Gulf/Ocean to Bay, Intracoastal Waterway, Marina
Has Pool	Yes

Interior

Interior Features	Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air
# of Stories	5

Exterior

Exterior Features	Balcony, Irrigation System, Lighting, Outdoor Grill, Outdoor Shower, Private Mailbox, Rain Gutters, Sliding Doors, Tennis Court(s)
Roof	Built-Up
Foundation	Slab

Additional Information

Date Listed	March 12th, 2025
Days on Market	37
Zoning	RMF1

Listing Details

Listing Office	Oceans Global Realty, Llc
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