

CONTEMPORARY DESIGN. MODERN LUXURY.

2323 PINE TERRACE



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Contemporary design and modern luxury are embodied in this 3 bedroom, 2.5 bath home with bright open living areas in an excellent, central Sarasota location. This brand new home by Majestik Homes is built for Florida's sunny climate with energy-efficient, low-e windows and naturally cool concrete floors. Every detail was carefully selected and quality crafted. Highlights include open-concept design, private owners' quarters, 10-ft. ceilings, 8-ft. doors, recessed lights, smart-TV wiring in all rooms, and abundant windows providing light and ventilation.

Live and entertain with ease in the 28' x 36' bright and airy living area with the kitchen at the center and generous spaces for the dining room and family room. The sleek kitchen has plenty of storage in the soft-close cabinetry clad in wood-grain and gloss-white laminate with white quartz countertops. Sliding glass doors in the family room showcase the fenced backyard while opening the home to even more light and air. Step out to the covered lanai to enjoy the laid-back Florida lifestyle.

Upstairs, your private quarters include 3 bedrooms, 2 baths and a central bonus room. The master bedroom is the ultimate haven with 2 generous walk-in closets, ensuite bath and covered balcony. Clean lines, modern fixtures, and oversize windows make the upstairs retreat just as livable and inviting as the downstairs living area.

Brand new and just finished in 2017, this home comes with a one-year home warranty and is built to provide you with years of carefree living close to schools, shopping, Siesta Beach and downtown Sarasota.

**Be sure to look at video and photos of this home at:
peterglaughlin.com/2323-pine-terrace**

2323 PINE TERRACE

LOCATION

- Outstanding location two blocks east of US 41 between Bee Ridge and Proctor
- Great school district: Phillippi Shores, Brookside and Riverview
- 1.3 miles to Southgate Mall & CineBistro; 2.6 miles to Southside Village; 3.8 miles to downtown; 5.3 miles to Siesta Beach



EXTERIOR

- New construction completed in 2017
- Contemporary architecture
- Fenced and gated backyard
- Irrigation sprinkler system
- Low-E windows with clear tint and Argon gas
- Metal hurricane shutter system
- Covered lanai on first level
- Covered balcony on second level



INTERIOR

- 2,663 sq. ft. under air
- 3 bedrooms, 2.5 baths
- Open-concept, light and bright living areas
- Contemporary interior design
- 10-ft. ceilings throughout
- 8-ft. doors throughout
- Recessed ceiling lights throughout
- First level: Open concept kitchen/dining room/family room, laundry, mud room, powder room, covered lanai, 2-car garage
- Second level: Bonus room, master suite with ensuite bath and covered balcony, two additional bedrooms with shared bath
- In-wall pest control system



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DRIVEWAY & ENTRY

- Concrete slabs with tumbled stone details
- 8-ft. entry door with 4 glass panels
- Wood-grain tile plank siding around door



ENTRY HALLWAY

- Size: 20'6" x 5'8"
- Natural polished concrete floor
- 3 large fixed windows



KITCHEN

- Size: 23' x 10'
- Natural polished concrete floor
- Recessed ceiling lights
- 3 pendant lights over eat-in counter
- Abundant cabinets with soft-close doors and drawers covered in textured-wood-grain and white gloss laminates
- White quartz countertops
- Eat-in island
- Glass cooktop with stainless steel range hood and 2 large drawers below
- Stacked wall oven and microwave
- Stainless steel, side-by-side refrigerator/freezer
- Large, single-bowl, stainless steel, undermount sink with pull-out faucet



DINING ROOM

- Size: 12' x 12'
- Natural polished concrete floor
- Recessed ceiling lights
- Modern chandelier



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FAMILY ROOM

- Size: 16' x 16'
- Natural polished concrete floor
- Recessed ceiling lights
- Ceiling fan
- Sliding glass doors to covered lanai
- Cable, internet and power outlets for wall-mounted TV



MUD ROOM

- Size: 9' x 7'
- Natural polished concrete floor
- Recessed ceiling lights
- Floor-to-ceiling cabinetry for pantry and/or storage
- Under-stairs closet/storage



LAUNDRY

- Size: 10' x 5'4"
- Natural polished concrete floor
- Recessed ceiling lights
- Samsung, front-loading washer & dryer
- Storage cabinetry
- Stainless steel utility sink



POWDER ROOM

- Size: 5'4" x 5'
- Natural polished concrete floor
- Recessed ceiling light
- Vanity with large counter sink
- Decorative light over vanity
- White subway tile accent wall
- Gerber commode
- Exhaust fan



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MASTER BEDROOM

- Size: 16'10" x 16'4"
- Carpet
- Recessed ceiling lights
- Chandelier
- Sliding glass doors to covered balcony
- 2 large, walk-in closets
- Cable, internet and power outlets for TV (regular height)



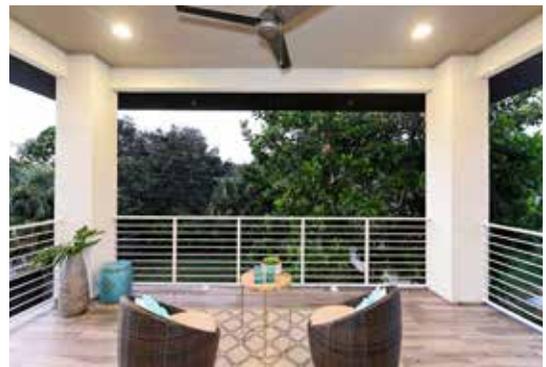
ENSUITE MASTER BATH

- Size: 11'6" x 11'
- Wood grain ceramic tile plank floor
- Recessed ceiling lights
- 2 white vanities with elongated oval counter sinks
- Mirrored and lighted medicine cabinets over sinks
- Tall storage cabinets next to each sink
- Gray subway tile accent wall behind vanities
- Large walk-in shower (4' x 8') with pebble floor, tile walls, glass enclosure and pebble alcove for bath products
- Water closet with Gerber commode
- Exhaust fans in main bath and water closet



MASTER BALCONY

- Size: 17'8" x 10'
- Wood grain ceramic tile plank floor
- Recessed ceiling lights
- Ceiling fan
- White metal railing



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BEDROOM 2

- 13'3" x 11'7"
- Carpet
- Walk-in closet
- Cable, internet and power outlets for wall-mounted TV



BEDROOM 3

- 14'7" x 11'11"
- Carpet
- Walk-in closet
- Cable, internet and power outlets for wall-mounted TV



BATH 2

- 11'10" x 6'7"
- Wood grain ceramic tile plank floor
- Recessed lights
- White vanity with double counter sinks
- Mirrored and lighted medicine cabinets over sinks
- Bathtub/shower with subway tile walls
- Linen closet
- Gerber commode
- Exhaust fan



BONUS ROOM

- Size: 15'3" x 11'8"
- Carpet
- Recessed ceiling lights
- 2-blade, airplane-propeller ceiling fan
- Cable, internet and power outlets for wall-mounted TV



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2-CAR GARAGE

- Size: 20' x 21'4"
- Painted concrete floor
- Automatic garage door

COVERED PATIO

- Size: 17'8" x 10'
- Painted concrete floor
- Recessed ceiling lights
- Ceiling fan
- Water spigot



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