

SIESTA KEY BEACH TOWNHOUSE

600 BEACH ROAD



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Siesta Key townhouse on Beach Road adjacent to Beach Access #10 and in walking distance to Siesta Village. Laid back island lifestyle in the midst of one of the most popular destinations in Florida. This beachy residence is on the east side of a duplex with nothing but sea oats between the building and the beach. The beach is the main attraction with powdery quartz sand and warm Gulf waters -- consistently rated #1 in the U.S. The multi-family designation on Siesta Key allows for short-term rentals, currently priced at \$650/night in season and \$500/night off season.

The townhome's three levels include covered parking for two cars, storage and a full beach bath on the first level; open living/dining/kitchen, powder room and balcony on the second level; and three bedrooms + two baths on the third level. The spacious living room features rattan ceiling panels for a casual coastal vibe. The kitchen has storage galore topped by durable easy-care stainless countertops. The master suite includes two bathing areas, one of which is open to the bedroom and has an open shower and jetted bathtub -- ooh la la!

Adjacent Siesta Village is a wonderful, walkable neighborhood filled with restaurants, shops, night life and services such as beauty salon, fitness, banking, optical, drug store, food market and, of course, Big Olaf's Ice Cream shop. From the Village, take a leisurely stroll to the beach to watch the sunset on the way back home. It stirs the soul and guarantees that Siesta Key will always be a great place to live. The laid-back island lifestyle and lively village life offer plenty of daily indulgences for your endless Siesta Key lifestyle.

Photos and video of this condo available at:
PeterGLaughlin.com/600-Beach-Road

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SIESTA KEY

- Casual island lifestyle
- Siesta Beach is rated #1 beach in the United States
- One of the top visitor destinations in Florida
- Siesta Village shopping, dining and lifestyle amenities
- Year-round sunsets over the Gulf of Mexico



LOCATION

- Next to Siesta Beach Access #10
- Walk to Siesta Village shops, restaurants, groceries and entertainment
- Convenient location:
 - Beach access on Siesta Beach
 - 0.5 mile to Siesta Village
 - 2.6 miles to Safe Harbor Marina, C.B.'s Saltwater Outfitters, Siesta Key Jet Ski Rentals and other water recreation
 - 5.0 miles to Publix at the Shops at Siesta Row
 - 5.7 miles to Southside Village
 - 7.0 miles to Downtown Sarasota



RESIDENCE FEATURES

- 1,292 sq. ft. A/C | 1,945 sq. ft. total
- 3 bedrooms, 3.5 baths
- 2 covered parking spaces on ground level
- Storage closet on ground level
- Beach bath on ground level



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FRONT BALCONY

- Size: 13'2" x 11'4"
- Slate tile floor
- Partial beach view
- Full-light French entry doors



LIVING ROOM

- Size: 24'0" x 13'0"
- Bamboo plank floor
- 2 rattan ceiling fans
- Rattan panel ceiling



DINING ROOM

- Size: 11'0" x 10'0"
- Bamboo plank floor
- Chandelier



KITCHEN

- Size: 13'0" x 11'6"
- Bamboo plank floor
- Recessed ceiling lights
- Wood-front lower cabinets and open wood upper cabinets
- Stainless steel countertops
- Eat-in island
- Stainless steel appliances:
 - Glass-top range with regular oven
 - Standard refrigerator/freezer
 - Dishwasher
- Microwave inside cabinet
- 2-bowl stainless steel sink with disposal



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POWDER ROOM

- Bamboo plank floor
- Free standing sink
- Framed mirror
- Medicine cabinet



STAIRS

- Floating wood stairs
- Stainless steel bannister on one side

MASTER BEDROOM

- Size: 16'1" x 13'4"
- Bamboo plank floor
- Rattan ceiling fan
- Large walk-in closet with wardrobe organizer
- Pocket door to bedroom 3



ENSUITE MASTER BATH

- Tile floor
- Recessed ceiling lights
- Open-slat wood double vanity with ceramic vessel sinks and in-wall faucets
- Framed wall-to-wall mirror
- Walk-in shower with tile floor/walls and glass enclosure



MASTER BATH 2

- Open to master bedroom
- Loose river stones on floor with stepping tiles
- Open rain shower
- Jetted bathtub



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BEDROOM 2

- Size: 11'8" x 11'2"
- Bamboo plank floor
- Ceiling fan with lights
- Beadboard half wall
- Standard closet



BEDROOM 3

- Size: 13'3" x 11'4"
- Bamboo plank floor
- Rattan ceiling fan
- Built-in storage in closet:
 - upper shelves
 - lower cabinets
 - bar sink
 - beverage refrigerator



BATH 2

- Tile floor
- Single vanity
- Medicine cabinet
- Framed mirror
- Vanity lights
- Bathtub/shower with tile walls and glass bypass doors



LAUNDRY CLOSET

- GE stacked washer/dryer unit

BATH 3

(ground level)

- Painted concrete floor
- Walk-in shower



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