

NEW LUXURY CONSTRUCTION

West of Trail • Bird Key • Siesta Key

1827 MORRIS STREET WEST OF TRAIL



MODEL HOME

"St. Michael" fully furnished, 4 BR, 4.5 BA, bonus room, office, game room, 3-car garage, fenced, pool/spa, outdoor kitchen
 Lot SF: 13,711 (100' x 137')
 Home SF: 3,970
 MLS #A4628181
 Price: \$4,875,000

1876 MAGNOLIA STREET WEST OF TRAIL



"Palonia IV Coastal" 4 BR, 4 BA, bonus room, office, 2-car gar, (screen encl. pool/spa & outdoor kit allow \$135,000)
 Lot SF: 8,850 (75' x 118')
 Home SF: 3,292
Completion: End of 2025
 MLS #A4621537
 Price: \$2,899,990

616 MANGROVE POINT ROAD SIESTA KEY WATERFRONT



"Laurie Coastal" 3 BR, 3.5 BA, bonus room, office, 3-car garage (pool/spa & outdoor kit allowance \$130,000)
 Lot SF: 11,942 (80' x 122')
 Home SF: 2,757
Completion: Early 2026
 MLS #A4632296
 Price: \$3,367,000

1519 HARBOR DRIVE WEST OF TRAIL



"St. Michael" 4 BR, 4.5 BA, office, bonus room, game room, 3-car gar (pool/spa & ODK allow. \$140,000)
 Lot SF: 13,900 (100' x 139')
 Home SF: 3,970
Completion: Early 2026
 MLS #A4638291
 Price: \$5,100,000

1516 S ORANGE AVENUE WEST OF TRAIL



"St. Michael" with detached casita, 4 BR, 4.5 BA, 3-car garage, office, bonus room, game room
 Lot SF: 15,000 (100' x 150')
 Home SF: 4,224
Completion: Early 2026
 MLS #A4628145
 Price: \$4,875,000

1801 FIELD ROAD WEST OF TRAIL



"Kristi Ann" 3 BR, 4.5 BA, bonus room, office, 3-car gar, extended outdoor living, pool/spa
 Lot SF: 15,500 (100' x 155')
 Home SF: 3,035
Completed
 MLS #A4653272
 Price: \$2,987,500

5103 WINDWARD AVENUE SIESTA KEY WATERFRONT



"Kristi Ann Coastal" 3 BR, 4.5 BA, bonus room, office, 3 car garage, (pool/spa/odk allowance \$137,000)
 Lot SF: 14,490 (90' x 162')
 Home SF: 3,034
Completion: End of 2026
 MLS #A4642920
 Price: \$3,657,625

430 PHEASANT WAY BIRD KEY



"Sorrento" 4 BR, 4.5 BA, bonus room, office, 2-car garage, pool/spa
 Lot SF: 11,559 (100' x 120')
 Home SF: 3,461
Completed
 MLS #A4653243
 Price: \$3,977,000

1637 HYDE PARK STREET WEST OF TRAIL



"St. Joseph" 4 BR, 4.5 BA, office, bonus room, game room, 3 car gar, (pool/spa & outdoor kitchen allowance \$140,000)
 Lot SF: 12,216 (80' x 151')
 Home SF: 3,873
Completion: Early 2026
 MLS #A4628488
 Price: \$4,425,000

NEW LUXURY CONSTRUCTION

East of Trail

2246 WEBBER STREET
EAST OF TRAIL



MODEL HOME

"Kei Coastal" fully furnished optional,
3 BR, flex room, 2.5 BA,
3-car garage, pool & spa, yard fence
Lot SF: 17,687 (100' x 176')
Home SF: 2,248
MLS #4650693
Price: \$1,375,000