
$1,699,000
SINGLE FAMILY RESIDENCE
1211 Periwinkle WAY
1211 Periwinkle Way, Sanibel, Florida, 33957, United States
FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026002303**
Bedrooms	**3**
Building size	**4579 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2.5**
Floor	**1**
Exterior	**Other**
Interior	**Tile**

Description

One of Sanibel’s best-kept secrets is now available! Set on an exceptionally rare .83-acre mini-compound, this structurally sound, meticulously remodeled luxury home offers an extraordinary amount of land and flexibility, perfect for Island living. There’s plenty of room for boats, RVs, trailers, toys, gardens, and more, all with easy on-and-off Island access and the Sanibel bike path adjacent to the driveway. This 3-bedroom, 2.5-bath home with bonus room and grandfathered lower-level office and full bath has been fully and thoughtfully remodeled from top to bottom, with no detail left untouched. A true contractor’s dream, the home offers easy access to plumbing and electrical systems, a full sprinkler system throughout the entire property, spray-foam insulation, and all new electrical, plumbing, windows, doors, roof, and garage doors providing peace of mind and modern efficiency. Inside, the open area style home is filled with abundant natural light and beautiful cross-breezes, flowing effortlessly from the front screened patio to the rear screened patio. Enjoy east-west exposure, with glowing sunrises from the back patio and stunning sunsets from the front. Features include designer wood plank tile flooring, vaulted ceilings, solid core doors, custom window treatments, no-see-um proof screens, and spacious built-in closets in every bedroom, including a generous primary suite with an oversized walk-in dressing room style closet. The beautifully renovated designer kitchen boasts new GE Café appliances, stone countertops, an oversized catering

island, double oven, built in under counter microwave, and spacious custom cabinetry storage. The separate bar area hosts a wine refrigerator and separate sink perfect for parties and hosting guests. The primary bathroom is a private spa style retreat with double vanities, a dual entrance rainfall shower, and a modern soaking tub. The home also includes a three-car garage plus an additional side garage that is ideal for tools, tractors, and storage, along with EV-charging wiring and a generator-ready hookup. The property features a large extended circular driveway with three connected recreational vehicle parking pads, providing plenty of parking and maneuvering space. A fully fenced yard offers privacy, security, and flexibility for pets, storage, and Island toys. The entire property is monitored by a security system. The expansive grounds offer incredible future potential, with ample room to add a pool and the ability to build an attached guest suite or secondary living space with a breezeway, creating the ultimate Island compound. Land, land, land with endless possibilities! Secluded yet centrally located, this is a rare opportunity to own a fully updated home on one of the largest residential parcels along Periwinkle Way. This property is truly a hidden gem on Sanibel Island!
