

SINGLE FAMILY RESIDENCE

3446 Pinetree DR

3446 Pinetree Drive, St James City, Florida, 33956, United States

Property Details

Type	**Single Family Residence**
MLS #	**2026000121**
Bedrooms	**3**
Building size	**2258 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

Effortless luxury meets true Gulf access—without a single bridge in sight. Located on the PERFECTLY named Manatee Canal, where dolphins and manatees play, this professionally remodeled 3 bedroom waterfront residence on Pinetree Drive delivers DIRECT, deep-water access to the Gulf, complete with a covered boat lift and private kayak launch - a boaters dream! Super curb appeal on this oversized lot with extended driveway and additional parking across the street! Meticulously cared for and it shows both in and out of the home. Inside, the home showcases refined coastal elegance with neutral flooring throughout, a stunning chef’s kitchen featuring shaker-style cabinetry, a large open island, Jennair appliances and quartz countertops - its a beauty! Cornerstone did the remodel and it is spectacular! Filled with abundant natural lighting, luxury upgrades and thoughtfully designed to create a seamless blend of comfort and sophistication, this home flows and is the perfect size with spacious rooms and neutral colors! The outdoors is a DREAM - an EXTRAORDINARY maintenance-free entertainment oasis awaits—multi patios fully pavered and purpose-built for hosting, with multiple patios, a resort-style pool and stand alone spa, and a fully equipped outdoor kitchen - perfect to hang out with friends and enjoy the amazing paradise that surrounds you. A large fenced side yard, oversized lot, and additional parking across the street add rare convenience. Set in one of St. James City’s most desirable waterfront communities, this exceptional property offers the ultimate Pine Island

lifestyle—plus the rare advantage of an ASSUMABLE 2.75% loan. There are so many additional special features such as a community boat ramp, a 17 mile biking/walking path, boating or walking to multiple restaurants and marinas - you are so close to days of adventures exploring the waters and the incredible islands that surround you. St. James offers a vibrant lifestyle where you can live your best life! If you are looking for more than just an ordinary home you have found it! ASSUMABLE FLOOD INSURANCE OF $1,529 a year!
