

$1,499,000

SINGLE FAMILY RESIDENCE

2690 Gull CT

2690 Gull Court, St James City, Florida, 33956, United States

Property Details

Type	**Single Family Residence**
MLS #	**224102258**
Bedrooms	**4**
Building size	**5400 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**3.5**
Floor	**3**
Exterior	**Other**
Interior	**Carpet**

Description

As you enter this unique custom home you will be surrounded by tropical colors accented with the warm tones of bamboo, cypress, and mahogany. The architecture and decor were inspired by the current owners' travels to the Keys, Caribbean, and South Pacific. The floor plan was designed with the retired couple in mind, anticipating many visits from adult children and grandchildren. The master suite is located on the main floor, while the third floor has three bedrooms and its own bathroom, thus giving privacy to all when wanted. This is a very comfortable home for day-to-day living. With its many windows and screened porches, this home is bright and airy, often times does not need AC due to the flow-through breezes. There is even a small screened porch directly off the kitchen that was designed just for the grill, and also a breakfast porch. The floor treatments are a combination of tile, carpet, and wood for easy maintenance and sound control. Just inside the front door is a room that was designed as an office with double entry doors, perfect for a business in the home. There is a conveniently located elevator that goes to all three floors. On the main floor the elevator stop is in the kitchen, making bringing up groceries from the garage to the kitchen a breeze. The ground level offers a large garage and an air conditioned bonus room with an attached bath and outdoor shower. The garage ceiling height is 10 foot, with 9 foot garage doors, including plenty of room for vehicles and storage. Outside you will find nearly one-half acre of land with approximately 360 feet of

waterfront, with mere minutes to San Carlos Bay, the Intracoastal Waterway, the Gulf of Mexico, and all the outer islands of Lee County, including some of the best fishing in all of SW Florida! The environmentally friendly landscape includes many palms, bamboo, bougainvillea, hibiscus, orange tree, oleander, and even a gumbo limbo tree. The shoreline is lined with sea grapes and mangroves, true Florida native plants. As you step down onto the approximately 100 feet of dock you will find a 20,000 pound and a 7,000 pound boat lift along with a covered fish cleaning station. From the main floor of the home, you will enjoy descending the spiral staircase onto the pool deck of the 50 foot by 10 foot lap pool. The pool also has an adjacent shallow area especially for the toddler grandchildren. On those hot Florida days, you will enjoy the shade of the pool deck's tiki and using the wonderful outside tiki shower. As an added feature all outside deck railings are constructed of low maintenance aluminum, and decks and docks are composite planked. While not included in the price, some furnishing and the 21 foot Key West boat are negotiable.
