



**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE



Regal Real Estate Professionals  
7726 W. Sandlake Rd, Orlando Florida,  
32819



+1 407-749-0700



info@regalrealtyorlando.com

4049 SHELL RD (MLS#:A4438793)

PRICE: \$3,398,900

Address#: 4049 SHELL RD

Zip Code: 34242

Style: Residential

Lot: 37471

Acreage(acs): 0.86

Waterfront: Yes

Subdivision: SIESTA REV OF

City: Sarasota

Type: Vacant Land

Status: Active

County: Sarasota County

### PROPERTY DESCRIPTION

Just under an acre on North Siesta Key with 80-ft. frontage on the Gulf of Mexico. With the Gulf of Mexico in your back yard and easy access to Florida's Cultural Coast from your front door, you have the best of both worlds. Siesta key residents embrace the sense of community and local pride. The lot is tucked away giving you your own little private oasis. Just over a mile to Siesta Village and Siesta Beach, 2.5 miles to shopping and entertainment, 3.5 miles to Sarasota Memorial Hospital and 4.5 miles to Downtown Sarasota. Property is being sold for land value. The two homes on the property are livable.

### ADDITIONAL FEATURES

Utilities:	bb/hs internet available, cable available, electricity available, phone available, sewer connected
Water Frontage:	Y
Total Acreage:	1/2 Acre to 1 Acre
Zoning:	RSF1
Road Frontage:	Main Throroughfare
Additional Parcel:	1
Front Footage:	120

### IMAGES

