

**4676 ARLINGTON DRIVE, Placida, FL, 33946**

Single Family Home

Bedroom: 4

Bathroom: 2 Full / 1 Half

Square feet: 2025 A/C & 3176.00 Total

Neighborhood: Placida

Prior Taxes: \$ 7,960

Water View: Canal, Creek

Year Built: 2000

MLS: D6134104

Listed By: PARSLEY BALDWIN REAL ESTATE

MASSIVE PRICE REDUCTION!!!! Discover Paradise at its finest nestled upon the Coral Creek with access to the Gulf through Just one bridge. Hard to find **FOUR** bedroom, two and a half bathroom, pool and spa home located in the highly desirable Cape Haze Windward Community! Look no further as this home checks so many boxes. Just Four Miles to Boca Grande by land and a short Boat ride

through the beautiful Coral Creek and you are quickly to any one of our Prestigious Barrier Island Beaches, sand bars and Restaurants or spending your day fishing! This beautiful Four Bedroom home has a new roof 2023, was completely replumbed in 2022, New Hot Water Heater 2022, Wood Shaker Kitchen Cabinets and Granite Countertops with a pass through kitchen window that allows easy access for entertaining while enjoying your expansive back lanai overlooking your pool, spa and spacious back yard. With the mature landscape and 115' of Water Frontage on the Coral Creek Paradise will be at your fingertips. This spacious home offers 2025 square feet with a split floor plan and vaulted ceilings. Don't miss out! Paradise awaits!