



4074 N BEACH ROAD UNIT CTG5, Englewood, FL, 34223

Single Family Home

Bedroom: 2

Bathroom: 1 Full / 0 Half

Square feet: 697 A/C & 953.00 Total

Neighborhood: Uncategorized

Prior Taxes: \$ 14,767

Water View: Beach, Gulf/Ocean - Full

Year Built: 1952

MLS: N6131130

Listed By: KELLER WILLIAMS ON THE WATER S

Massive \$262K Price Reduction. Experience beachfront living with this rare turnkey 0.34-acre property featuring a 2-bedroom, 1-bath beach bungalow, perfectly positioned along the Gulf of Mexico. Boasting 99 feet of beach frontage on a .34-acre lot, this fully furnished gem invites you to embrace the laid-back

vibes of MANASOTA KEY. Whether you're in search of a permanent retreat, a coastal winter escape, or an investment in paradise, this property caters to all desires. Just steps from your door, the beach awaits where you'll enjoy burying your toes in the sand, relaxing beach walks, catching glimpses of playful dolphins, and savoring sunsets over the Gulf from your own backyard. Situated in Pelican Shores West, with NO deed or rental restrictions and offering an OPTIONAL \$200.00 HOA, this beachside haven comes with the added perk of access to a deeded boat dock on LEMON BAY with Gulf access (no overnight parking). Airbnb income potential exceeds \$120,000 annually with bookings secured through 2024. Seize this rare opportunity – contact us now for your exclusive tour. Paradise awaits! A survey is available upon request.