



\$ 6,900,000



180 Damficare St, Boca Grande, FL 33921

- » Beds: 2 | Baths: 2 Full, 1 Half
- » MLS #: D6139715
- » Single Family | 3,690 ft² | Lot: 13,939 ft²
- » More Info: 180DamficareSt.IsForSale.com



Carol Stewart
 941.276.1162
carolstewart@michaelsaunders.com
<http://www.bocagrandebroker.com>

Michael Saunders & Company
LICENSED REAL ESTATE BROKER

Sales Office
 420 E Railroad Ave
 Boca Grande, FL 33921
 (941) 964-2000

Remarks

This private waterfront property is perfect for boat enthusiasts. Located on a prime deepwater channel, features include 127 feet of waterway frontage and a covered boat slip. This waterway is buffered by a stunning peninsula, home to a thriving mangrove ecosystem that plays a critical role in stabilizing the coastline and preventing erosion. Additionally, these mangroves act as a natural defense system by absorbing the impacts of storm surges and provides protection for nearby properties. The 2-bedroom, 2.5-bath home presents breathtaking water views and daily sunrises. A spacious loft provides additional guest accommodations, and a widow's peak offers panoramic views of the bay. Built by Dewey Noller Builders, the home reflects lasting quality and is well maintained. Inside, the residence showcases vaulted and tray ceilings with cypress wood detail that bring warmth to the living spaces. Designed in a distinctive Key West style, the home includes charming decks and porches and a large, waterside pool with coral stone details. Additional amenities include an elevator, ample storage, and plenty of covered parking. This serene waterfront lifestyle is situated on a quiet street near the villane. This home did not have storm damage.

