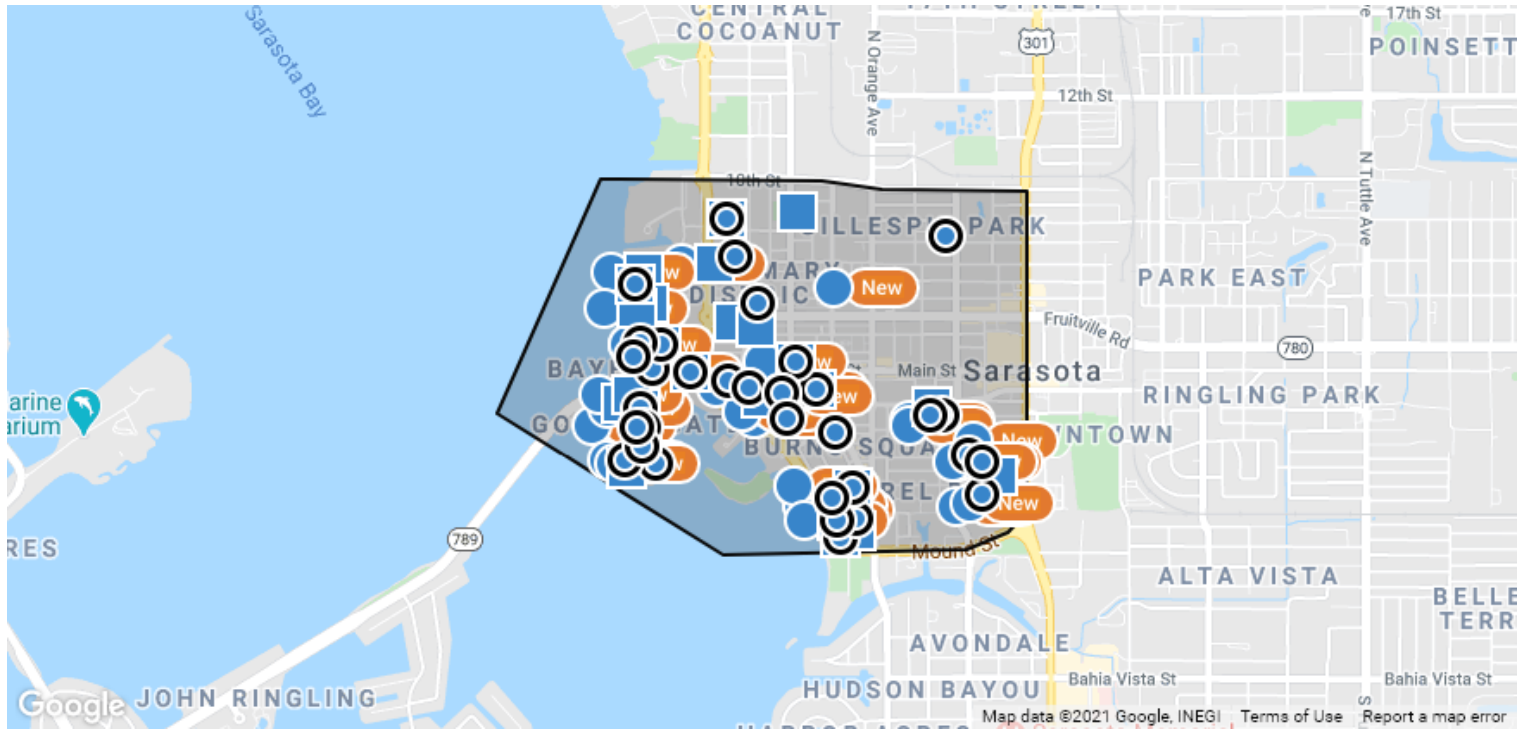





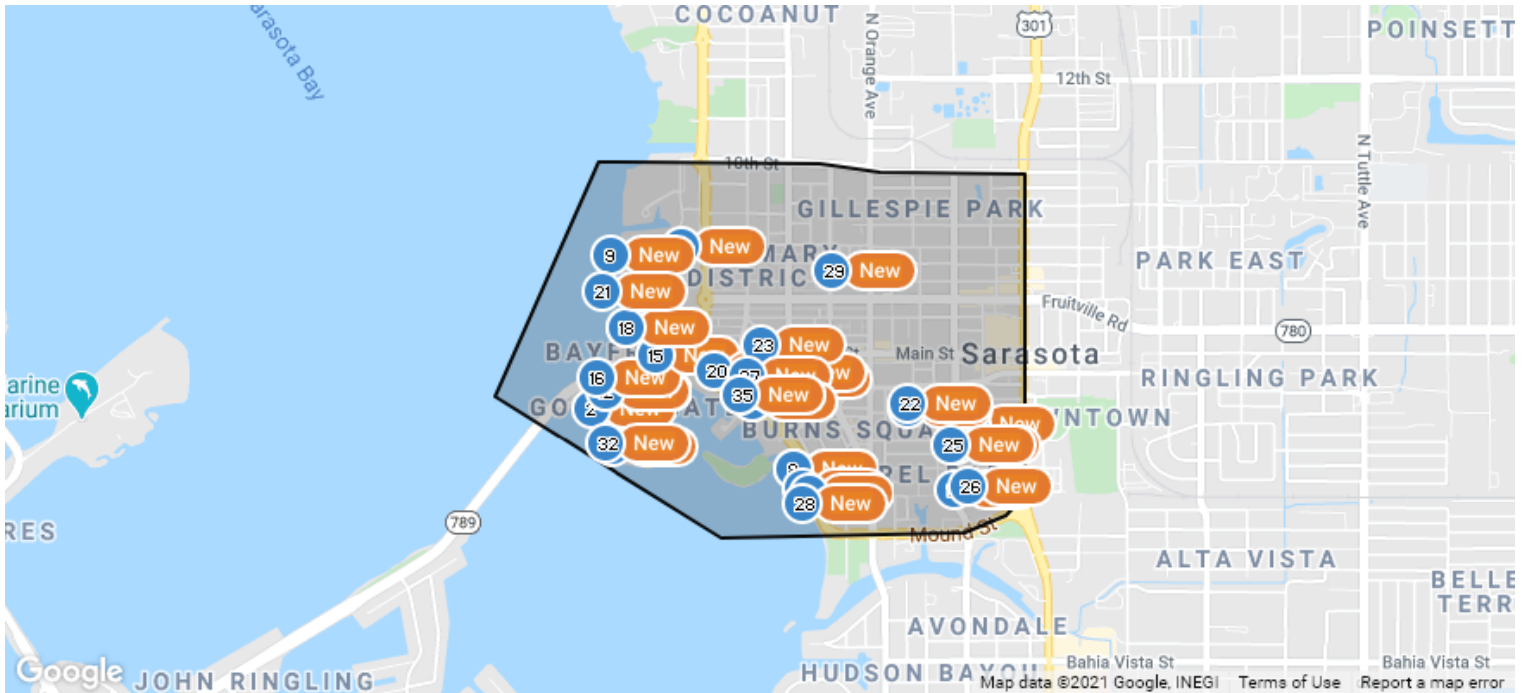
Market Activity Summary Stats





Search Criteria | **Location:** Drawn area near Sarasota, FL 34236; **Date:** Changes in the Last Month; **Transaction Types:** For Sale; **Change Types:** New Listings, Pending, Closed; **Property Types:** Single Family, Condo/Townhouse/Apt. sqft; **Maximum Properties per Change Type:** 50; **Sort Order:** Price

	 New Listings	 Pending	 Closed
Number of Properties	35	50	50
Low Price / Value	\$275,000	\$599,000	\$575,000
Median Price / Value	\$1,099,000	\$1,186,000	\$1,605,000
High Price / Value	\$7,300,000	\$4,990,000	\$7,828,000
Average Price / Sq. Ft.	\$668	\$670	\$677
Median Price / Sq. Ft.	\$623	\$633	\$644
Average Days in RPR	14	111	120
Median Days in RPR	12	63	60
Total Volume	\$60,905,650	\$77,987,850	\$104,725,154




Drawn area near Sarasota, FL 34236





New Listings: 35

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
1 ● Active	MLS ID: A4492101							
	111 Golden Gate Pt, #701A	Condo/Townhouse/Apt. 10/12	6,987	–	2020	2/20/2021	\$7,300,000	\$1,045
	Under Construction. Personally customize your 6,987 SQFT. Call the sales manager to learn more. Enjoy this highly desirable location in Sarasota surrounded by iconic beaches and warm turquoise water. A professional and talented team led by a dedicated Europe-based Developer - WB Finance s.r.o., incorporates both price-awarding architects. Unrivaled views will greet you at every turn from your Evolution residence. With 20 luxury residences and 5 different floor plans, the living spaces flow together in an open, contemporary design. The units' living space ranging from 2,050 sqft to 2,659. sqft and penthouses are going up to 3,527 sq. ft. The first-floor amenity deck is where you'll be immersed into the relaxed atmosphere at the pool with the wrap-around sun patio, cabanas, fireplace, and bar. A fitness center with a yoga studio will comfort you to stay fit. Venture up a clubhouse with a pool table, sauna or meeting rooms to get productive work. A private concierge will always be happy to assist you and keep you busy with offering entertainment. A perfect complement is a quick-charging station for electric cars and an on-site car wash. Enjoy a grooming studio for your furry friend. But the most alluring element of these remarkably lavish residences is the rooftop sunbathing deck with a covered outdoor kitchen and barbecue. Call today the sales manager for a personal introduction.							
	<i>Listing Courtesy of KONA REALTY</i>							
2 ● Active	MLS ID: A4491606							
	188 Golden Gate Pt, Unit 401	Condo/Townhouse/Apt. 3/4	3,034	–	2015	2/18/2021	\$6,259,000	\$2,063
	Get ready to experience a luxury retreat in downtown Sarasota with the most incredible views of the city, bay and Gulf. You will not find another very well-appointed bayfront condominium with its own private 1,650 square foot rooftop to lounge, swim, relax or entertain like this anywhere in Sarasota. The finest luxury finishes, furniture, features and automation envelope you into a lifestyle that a true connoisseur would appreciate and expect. I invite you to experience the videos and photography of One88 Golden Gate point unit 401 and experience for yourself what luxury living is and can be.							
	<i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i>							

New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	3 ● Active	MLS ID: A4491594						
605 S Gulfstream Ave, #5N	Condo/Townhouse/Apt.	4/5	4,333	21,700	2021	2/15/2021	\$4,399,000	\$1,015
<p>Under Construction. Gaggenau refrigerator and freezer towers, natural gas cooktop, Perlick wine fridge, Quatrus stainless linear sink and sleek Italian Cucine Ricci cabinetry with multiple deep drawers, cabinets and convenient pantry will delight even the most discerning chef; there is so much storage and prep space in this kitchen your foodie friends will be green with envy. Start and end each day in your sumptuous owners' suite with direct access to the bay front terrace, walls of glass, a comfortable seating area, an 11'3" x 14' closet outfitted by California Closets, and an accessory closet for your collection of shoes and hats. The spa bath pampers with curb less shower with frameless glass surround, Victoria & Albert soaking tub, double vanities, 2 private water closets, Dombracht fixtures and separate linen closet. Large-format porcelain flooring, Caesarstone quartz countertops, a robust Creston/Control 4 smart-home automation package, 2 deeded parking spaces and a 9'6" x 17'2" air conditioned on-floor storage room are all standard here. EPOCH's welcoming Residents' Club with game tables, bar, big screen TV and fireplace; the well-equipped fitness center, massage suite, steam showers and a tropically landscaped pool terrace and gardens with 70ft. recreation & lap pool, spa, fire tables, pool bar and gas grills will make you feel like you're on a never-ending vacation. High above the city is EPOCH's dramatic rooftop terrace, where owners will savor fiery sunsets and nightly star gazing. Owners and their guests will enjoy a comfortably furnished bayfront entry lobby staffed 24-7 by a seasoned concierge team, ready to deliver personalized services to each homeowner. The residence and common area finishes reflect the highest attention to detail and quality - the developers have included too many construction upgrades to name here, setting a new standard for downtown luxury living. Hard hat tours are available by appointment with a 24-hour notice, as are virtual presentations by the listing agents.</p> <p><i>Listing Courtesy of PROPERTY PERSPECTIVES GROUP</i></p>								
	4 ● Active	MLS ID: A4490814						
500 S Palm Ave, Unit PhT	Condo/Townhouse/Apt.	3/5	5,000	–	2000	2/9/2021	\$4,199,000	\$840
<p>A luxurious Penthouse Terrace located on South Palm Avenue and Gulfstream in one of downtown Sarasota's most luxurious and desirable condominiums. 5,000 square feet, with magnificent views of Sarasota Bay, Golden Gate Point, Lido Key, Siesta Key, Bird Key, Longboat Key and downtown Sarasota. Wrap-around balconies around this penthouse terrace and the depth of the terraces makes this penthouse terrace very unique. South Palm Avenue is one of the most desirable streets in all of downtown Sarasota as it is close enough to all the action that downtown Sarasota has to offer, walking distances to over 60 restaurants, art galleries, fine boutiques, antique merchants, theatre, Selby Botanical Gardens, Bayfront restaurants, park, boating and yet it is close to other amenities such as hospitals and schools. This luxury condo offers 60 feet lap pool with sundeck, fitness center, sauna, steam room. The condominium is pet friendly permitting 2 pets of any size. This penthouse terrace comes with a two-car spacious parking garage within the main building.</p> <p><i>Listing Courtesy of RE/MAX ALLIANCE GROUP</i></p>								
	5 ● Active	MLS ID: A4492533						
624 S Palm Ave, Ste 10	Condo/Townhouse/Apt.	3/4	4,155	–	2018	2/25/2021	\$3,950,000	\$951
<p>Rarely available, full-floor residence in the ultra-luxurious and tres chic 624 Palm. Only the second unit listed for sale since construction of the building completed in 2018, this 10th floor condominium has unobstructed sparkling views of Sarasota Bay, the Gulf of Mexico, Ringling Bridge, and the various Keys beyond, creating a beautiful, blue backdrop for the exceptionally clean, white, and modern lines of the interior. The extremely desirable boutique building has but 17 residences, providing ultimate privacy, security, and wellness for its discerning owners. As you enter the residence by elevator to your private and secure foyer, your breath will be taken away by the panoramic vistas from floor-to-ceiling windows throughout the open and spacious floorplan of nearly 4200 square feet. Light wood floors provide just a hint of warmth to the otherwise contemporary design, a perfect blend of modern yet comfortable living. The gourmet kitchen is equipped with sleek white custom cabinetry, high-end stainless steel appliances, gas cooking, a prep-sink, built-in wine refrigerator, and beautiful quartz countertops. The large center island opens to the dining and living areas for easy entertaining of family and friends alike. Or bring the dining outside on the bayfront terrace with disappearing pocketed sliding doors, vented gas grill, outdoor kitchen, and stunning views of sunsets and sailboats. Escape to the sizeable den to enjoy all the streaming television you desire or convert this flexible space into a 4th bedroom if the need arises. Avoid your public workplace altogether as a private office option with striking views that could challenge even the most productive amongst us. Each of the 3 sizeable bedrooms are appointed with an en suite bath and private balcony. Other features include 2 parking spaces below the building near the elevator (one of which is equipped with an electric car charging station), a fully fitted laundry room that may put into question your hatred of folding, and an extra in-unit climate-controlled storage room. The pet-friendly 624 Palm features a panoramic 19th floor rooftop deck for safe outdoor gatherings, a heated pool and spa, an upscale meeting and indoor party room, a low traffic state-of-the-art fitness center, and dedicated concierge to control access and assist with your new Sarasota lifestyle. Palm Avenue is a quiet tree-lined street within easy walking distance to downtown, Selby Botanical Gardens, the weekly farmer's market, historic Burns Court, and the many boutiques, restaurants, cafes, and galleries just a short distance away. This is downtown living in the safest and most desirable of areas. In this HOT market, this rare opportunity will not last long- schedule your private showing of this exceptional residence today.</p> <p><i>Listing Courtesy of LIVING VOGUE LLC</i></p>								

New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	6 ● Active	MLS ID: A4490234						
605 S Gulfstream Ave, #8	Condo/Townhouse/Apt.	3/4	3,681	21,700	2021	2/1/2021	\$3,799,000	\$1,032
<p>Under Construction. Move in May 2021. This elegant 8th floor residence with huge, unobstructed bay views is one of the last opportunities to own an exceptional new residence at EPOCH - an exclusive oasis of just 23 residences in downtown's most desirable tree-lined neighborhood. Here, sparkling waters, dramatic sunsets & the best of the city are just beyond your door. This spacious 3,681 square foot 3 bedroom/den/3.5 bath residence has been thoughtfully designed for pampered city living, memorable family gatherings and casual entertaining. Enter the home through your large private elevator foyer and be wowed by 10' ceilings, graciously proportioned gathering spaces and vast walls of upgraded impact/insulated glass which showcase panoramic bay, marina and city views. The full-height wraparound windows and long range vistas maximize your sense of space in every direction. This home features large-format porcelain tile throughout, an artfully designed glass railing system, and an on-floor 9'6" x 10'2" air-conditioned storage room â the perfect place to stow those less frequently used thingsâaccess your luggage, ski clothes or holiday décor without ever leaving your home. The finely equipped chef's kitchen with large dining island, ultra-high-end Gaggenau refrigerator and freezer towers, natural gas cooktop, Perlick wine fridge, Quattrus stainless sink and sleek Italian Cucine Ricci cabinetry with multiple deep drawers and generously sized pantry await your culinary creations. At day's end, retreat to your comfortable owners' suite with direct access to the bay front terrace and two walk-in closets outfitted by California Closets. The owners' spa-bath features a curbless shower with frameless glass enclosure, Victoria & Albert soaking tub, double vanities with makeup area & 2 private water closets. Dornbracht fixtures and Caesarstone quartz countertops throughout, a robust Crestron/Control 4 smart-home automation package and 2 deeded parking spaces are all standard in this home. Owners and their guests will enjoy a modern bayfront entry lobby and the pampered service of a 24-7 concierge team, always available to accommodate your requests. EPOCH's resort caliber amenities include a welcoming Residents' Club with game tables, bar, big screen TV and fireplace. The community also offers a well-equipped fitness center, massage suite, steam showers and a tropically landscaped pool terrace and gardens with 70ft. recreation & lap pool, spa, fire tables, pool bar and gas grills. High above the city is EPOCH's dramatic rooftop terrace where owners will savor fiery sunsets and nightly star gazing. Here you will feel like you're on a never-ending vacation. A guest suite is also available to reserve. The developers have included too many construction upgrades to name here, helping EPOCH set a new standard for downtown luxury living. Hard hat tours are available by appointment with a 24-hour notice, as are virtual presentations by the listing agents. Property Taxes will adjust after closing.</p> <p><i>Listing Courtesy of PROPERTY PERSPECTIVES GROUP</i></p>								
	7 ● Active	MLS ID: A4491972						
540 N Tamiami Trl, Ste 1503	Condo/Townhouse/Apt.	3/4	3,700	36,800	2020	2/19/2021	\$2,880,000	\$778
<p>Reality, not renderings. Limited residences remaining. Why choose expansive Bay or stunning City views when you can have both? From the Developer of The Ritz-Carlton Sarasota and Concession Golf Club and Residences, we proudly present BLVD Sarasota. This luxurious residence offers stunning 15th floor views and 3700 square feet of interior living space with 3 private terraces, one of which stretches 27ft x14ft. The floor to ceiling glass provides stunning Bay and City views. Upgraded plank porcelain tile With 2 floors of amenities including the 19th floor roof deck with resort style, zero horizon pool, outdoor kitchen, cabanas and multiple gas fire-pits overlooking the Bay, downtown and incredible views of Siesta, Lido and Longboat Keys. A leading edge indoor golf simulator with over 80 courses, climate controlled private wine vault, a pet grooming salon, technology enhanced fitness center, and a 5th floor pet lawn are just a few other amenities unique only to BLVD. With 4 different floor plans ranging in size from 3550-3900 sqft, these luxury residences provide the size of a single family home with the concierge convenience of condominium living. Ipinia solid wood cabinetry accompanied by quartz counters ensure a unique design tailored to your every desire. Natural gas is available for kitchen cooktops. 2 assigned parking spaces convey with each unit. Nationally acclaimed Beach Bistro is planned for the on-site restaurant opening in late 2021. See virtual tour for walk thru.</p> <p><i>Listing Courtesy of KEY SOLUTIONS REAL ESTATE GRP</i></p>								

New Listings: 35 (cont.)

8 ● Active *MLS ID: A4490020*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
Condo/Townhouse/Apt.	3/5	3,315	38,134	2000	2/7/2021	\$2,350,000	\$709

Welcome to TESSERA, an exclusive, boutique luxury residence in the heart of downtown Sarasota. Incredible Sarasota Bay and Gulf of Mexico views greet you as you enter this rarely available 3 bedroom, 4 1/2 bath, 3315 sq. ft. home, exuding the warmth and comfort of a single family home yet all the amenities and conveniences of condominium living. Enjoy the morning sunshine with tropical bay views and extraordinary sunsets by night. Expand your living and entertaining space on the incredibly spacious and open wraparound terrace boasting bayside and Palm Avenue views. Filled with beautiful tropical potted plants the expansive terrace is a gardener's delight. Enter the foyer with a tray ceiling, and quality custom finishes throughout for elegant living at its Best. The library/study with built ins and 2 desk areas creates a comfortable work from home environment. The guest wing features two bedrooms (one custom outfitted as an office), full baths, and wonderful balcony views. The chef's kitchen showcases dark stone countertops, a breakfast bar, a beverage and a wine refrigerator, handsome wood cabinets, and access to the outdoor terrace - perfect for entertaining. Double doors open to the master suite with peaceful water and garden balcony views, his and hers baths with walk in showers, soaking tub, and customized walk in closet. Numerous home updates include crown molding throughout, 8' foot panel solid doors, modern LED and track lighting, darkening shades and custom window treatments, and highest rated hurricane shutters on all windows installed 2019. Additional features include two A/C units, air conditioned storage room, and a private 2 car garage with new epoxy floors and a Palm Avenue entrance. TESSERA is a pet friendly community with only two units per floor, which affords each residence privacy and accessibility to all amenities including the luxury heated lap pool, spa, sauna, sun deck, grilling area and exciting building upgrades that are currently in process (lobby re-design and a state of the art fitness center and social area). TESSERA is perfectly located on Palm Avenue, one of the most sought after and tree lined downtown streets, with protected bay and Gulf views and easy access to all Sarasota has to offer. Walk or bike to shopping, fine dining, Selby library, Sarasota Opera, art galleries, cafes, Whole Foods, Burns Court Cinema or drive over the scenic Ringling Causeway to St. Amands Circle and Lido Beach. Sarasota was voted the number one Best place to retire in the U.S. on U.S. News and World Report's 2020-2021 list. Your new home awaits you in the renowned cultural capital of Florida.

Listing Courtesy of RE/MAX PLATINUM REALTY

9 ● Active *MLS ID: A4492726*

Condo/Townhouse/Apt.	3/3	3,100	-	2003	2/26/2021	\$1,995,000	\$644
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Rarely available 3-bedroom, 3-full bath, 3100 square feet with full Bay views located in the heart of the Arts and Culture district of downtown Sarasota. As you are transported directly to your private elevator foyer, walk through your double entry doors, and be mesmerized by the tranquil view that unveils. Welcome home! Professionally designed and decorated with elegant built-in cabinetry, stained glass elements, bathed in neutrals with accents borrowed from nature allowing the views to take center stage. The large living room flows into the dining/family room with extra storage for serving ware. The abutting open kitchen is outfitted with high gloss Neff cabinets, a walk in pantry, center island and an undercounter beverage refrigerator as an endcap, making a quiet night at home or entertaining a crowd equally seamless. The sunset views continue into the master suite with its naturally lit luxurious master bath. The other two en-suite bedrooms enjoy the views of the Marina and city lights. One with a built-in desk, terrace and storage wall including a full-size murphy bed. A separate laundry room with abundant storage completes this home. Beau Ciel is an architecturally acclaimed building with 44 units showcasing its art collection on 3 levels. Amenities include 24/7 concierge service, fitness center, board room, social/media room, catering kitchen, his/her locker rooms with sauna, steam shower and massage therapy room. Heated pool, spa and outdoor kitchen with entertaining area are one of your choices; the other is the adjacent Hyatt Regency where, as a Beau Ciel owner, the use of their resort-style pool and spa along with discounts on rooms and docking. Room service is also available. Each resident has secure parking for 2 cars, an airconditioned storage locker and bicycle storage. No need to worry about your furry friends, if they are human friendly, they are welcomed. Conveniently located on a quiet cul-de-sac near the opera, ballet, symphony, theatre, restaurants, Farmer's Market and the Bayfront Park Lido Beach is a few minutes drive away. Beau Ciel offers the highest quality lock and leave luxury lifestyle.

Listing Courtesy of PREMIER SOTHEBYS INTL REALTY




10 ● Active *MLS ID: A4492057*

Single Family	4/5	3,050	8,000	2021	2/19/2021	\$1,900,000	\$623
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Pre-Construction. To be built. Pre-Construction. Another Amazing Courtyard Modern Design... If purchased before construction begins, home could be modified to fit your exact needs... Call for all details.

Listing Courtesy of COURTYARD MODERN





New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.	
	11 ● Active	MLS ID: A4491365							
	127 S Pineapple Ave	Single Family	2/3	2,324	1,947	1920	2/12/2021	\$1,875,000	\$807
	<p>A rare opportunity to own one of Sarasota's most unique properties in an unparalleled location in the heart of downtown. This historic building with a mix of both retail and residential space promises a wealth of flexibility for new companies looking for exceptional downtown foot traffic with the option to live or rent the two single-bedroom units on the second floor. Built in 1920, the architecture reflects the charm of Sarasota's golden age with clay tile and stucco accents and walls of windows that let in abundant natural light. Two stories with 10' ceilings on the first floor and approximately 1,162 square feet per floor, you'll enjoy exposure to Pineapple and Lemon Avenues and neighboring MARK Sarasota; with the benefit of a private courtyard to use for outdoor seating. The downstairs is finished in a red Mexican fired clay tile with a large showroom area facing Pineapple Avenue. This room is separated from an open area which can be closed off by French Pecky Cypress doors. A separate conference room area, featuring exposed clay tile walls and door for privacy is included in the downstairs space along with a restroom. The previous tenant wired for CAT5 communication system throughout the first floor. The second floor offers a private entry accessible from the sidewalk on Pineapple Avenue. At the top of the stairs, two one-bedroom, one-bath apartments are available to rent. Reimagine the space for corporate offices or open up the entire level for a charming two-bedroom home with wood floors, bright living and striking city views. Likely the last of nostalgic Sarasota, the rare opportunity won't last long. Tenant occupied in both apartments. Appointments only on Sundays 2-4 PM.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	12 ● Active	MLS ID: A4492237							
	111 Golden Gate Pt, #303	Condo/Townhouse/Apt. --	--	--	--	2/27/2021	\$1,750,000	--	
	<p>Pre-Construction. To be built. Enjoy this highly desirable location in Sarasota surrounded by iconic beaches and warm turquoise water. A professional and talented team led by a dedicated Europe-based Developer - WB Finance s.r.o., incorporates both price-awarding architects. Unrivalled views will greet you at every turn from your Evolution residence. With 20 luxury residences and 5 different floor plans, the living spaces flow together in an open, contemporary design. The unit's living space ranging from 2,050 sqft to 2,659 sqft and penthouses are going up to 3,527 sq. ft. The first-floor amenity deck is where you'll be immersed into the relaxed atmosphere at the pool with the wrap-around sun patio, cabanas, fireplace, and bar. A fitness center with a yoga studio will comfort you to stay fit. Venture up a clubhouse with a pool table, sauna or meeting rooms to get productive work. A private concierge will always be happy to assist you and keep you busy with offering entertainment. A perfect complement is a quick-charging station for electric cars and an on-site car wash. Enjoy a grooming studio for your furry friend. But the most alluring element of these remarkably lavish residences is the rooftop sunbathing deck with covered outdoor kitchen and barbecue. Call today the sales director for a personal introduction.</p> <p><i>Listing Courtesy of KONA REALTY</i></p>								
	13 ● Active	MLS ID: T3288801							
	1111 Ritz Carlton Dr, Apt 1005	Condo/Townhouse/Apt. 2/3	2,400	24,183	2001	2/18/2021	\$1,499,900	\$625	
	<p>This luxurious 2,400 square feet condo features an impressive gallery entrance, 2 bedrooms, including a spacious master retreat, and 2-1/2 baths. The harbor view balcony is perfect for entertaining or for simply enjoying the glow of sunset, bay breezes, and the sparkling cityscape - all from Sarasota's most prestigious address. Exemplary services and amenities include 24-hour in-residence gourmet dining, residential concierge, owners-only social room, and outdoor bay front pool and spa. Membership to the exclusive Ritz-Carlton Members Club is available and offers the private Beach Club, Spa, and The Ritz-Carlton Country Club Golf Course designed by Tom Fazio. Just minutes away are live theatre, opera, ballet, galleries, museums, concert venues, watersports, boating, and world-class shopping and dining to please any palate. You will want for nothing in this exceptional Ritz-Carlton Penthouse. Luxury Knows No Limits. The information provided herein, including but not limited to measurements, square footages, lot sizes, specifications, number of bedrooms, number of full or half bathrooms, calculations and statistics (Property Information) is subject to errors, omissions or changes without notice, and Seller and Broker expressly disclaim any warranty or representation regarding the Property Information. You must independently verify the Property Information prior to purchasing the Property.</p> <p><i>Listing Courtesy of LISTINGLY.COM</i></p>								




New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	14 ● Active	MLS ID: A4490675						
324 Julia Pl	Single Family	4/3	2,107	10,320	1925	2/6/2021	\$1,499,000	\$711
<p>A Hidden Oasis in Historic Laurel Park. This classic Florida Craftsman Bungalow (a.k.a. Francis L. Scott Estate circa 1925) is located in downtown Sarasota. The nearly quarter acre Estate (10,320 sq.ft.), is a hidden oasis of mature vegetation, wrap-around deck, flower beds, Koi pond with water feature, and a relaxing heated spa. Enter the home through double Craftsman doors into the Living Room with 9â ceilings, crown moulding, period fixtures and an updated original wood burning fireplace. The adjacent Dining Room features original wood columns and cherry wood floors. To the right of the main living space are two rooms and a full guest bath. One room is the Bedroom/ Home Office for both adults and kids complete with built-in work desks and cabinets. The other is a private bedroom. Both rooms have original wood floors, 9â ceilings and large double hung wood windows and Hunter fans. The full bath includes the original claw-foot tub, arts and crafts light fixtures, and bead board walls. The additional Bed room/Bath and Home Gym are located to the left of the main living space. They include 9â ceilings, wood floors and Hunter ceiling fans. The double depth closet allows for conversion of the gym to a 5th bedroom. The gym has built-in shelves which provides convenient storage for work-out accessories. The bedroom hosts a private âtiny spaceâ for quiet meditation or childâs play. The large (17 x 16â) eat-in Kitchen boasts 42â maple upper cabinets, under cabinet lighting, a center island with seating and storage, new quartz counter tops and subway tile backsplash, LG appliances, gas range and GE Advantium microwave. A full Laundry Room with LG Washer/gas Dryer, chest freezer, upper storage shelves and lower cabinets provides for ample storage. Escape upstairs to the Master Suite. Enjoy the view of this tropical oasis from the private sunning deck. The spacious master bath provides plenty of natural light and includes his/her sinks, 2-person walk-in shower, and jetted tub. The yard is Florida friendly complete with white picket fencing, koi pond with water feature, paver patio, and irrigated (private well) landscaping. Enjoy this beautiful historic home on a gorgeous oversized large lot within walking distance to all that downtown Sarasota offers.</p> <p><i>Listing Courtesy of YORKSHIRE INTERNATIONAL R.E.</i></p>								
	15 ● Active	MLS ID: A4492640						
1155 N Gulfstream Ave, Ste 406	Condo/Townhouse/Apt.	2/3	1,770	540	2017	2/26/2021	\$1,400,000	\$791
<p>Gorgeous sunsets and spectacular views of Sarasota Bay, Golden Gate Point, and downtown Sarasota are yours from the highly sought-after Downtown luxury condominium, The Vue. The extraordinary two-bedroom plus den, two and a half bath condominium is comprised of 1,770 sf featuring soaring ceilings, dramatic 10â floor-to-ceiling glass, contemporary interiors with luxury appointments, and an outdoor terrace perfectly positioned to delight in the waterfront urban setting. An open floor plan invites you to celebrate simple daily rituals or entertain guests with class and distinction. The gourmet kitchen boasts state-of-the-art appliances including induction cooktop, center island, sleek cabinetry, custom backsplash, new ceiling fan and breakfast bar while the large adjacent living space features upgrades including a custom built-in wall unit and a convenient wine refrigerator. The spacious owners suite overlooks the Bay and includes custom walk-in closets, porcelain plank floors, remote control blinds and ceiling fan. A spa-like master bath with gorgeous marble flooring, dual vanities, marble and glass surround walk-in shower and designer light fixtures rounds out the peaceful space. An additional bedroom with a custom walk-in closet and well-appointed guest bath provides space and comfort for visiting family and guests. The den is the perfect retreat to watch the game or read a good book with a custom workspace for 2. Spacious laundry room with slatted storage wall and built-in cabinets. Designer upgrades include porcelain plank flooring, high-end built-ins, upgraded light fixtures throughout, and remote control electric blinds. This unit comes with 2 secure parking spaces. The VUE is a stunning example of modern design with exceptional amenities: fitness center, club lounge, rooftop dog park, and spectacular pool area. Located within downtown Sarasota with close proximity to beautiful gulf beaches, experience arts and culture, nautical enjoyment, fine dining, art walks, weekend festivals, farmerâs markets, and wonderful shopping experiences.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								





New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.	
	16 ● Active	MLS ID: A4491126							
	128 Golden Gate Pt, Apt 301B	Condo/Townhouse/Apt. 4/4	3,000	37,824	2004	2/16/2021	\$1,248,750	\$416	
<p>Location, Location, Location! Live on Golden Gate Point, across from the Bay, walking distance to the Sarasota Ritz Carlton Hotel and residences, the Westin Hotel and residences, the Palm Avenue art district, Downtown Sarasota Main Street and Marina Jacks. Just a short drive to St. Amands Circle, Lido Beach, Longboat Key and the Sarasota International Airport. This is a third floor, four-bedroom, three and one-half bathroom, 3000 square foot contemporary condominium in the beautiful Vista Bay Point Tower Two with partial bay views from the Living/Dining area and the 145 square foot covered patio/lanai. This unit has its own private two-car garage under the building. From the private elevator to your private foyer entry, Vista Bay Point's unique building design gives you an all glass rounded living room with lots of sunlight and bay views over the trees and across the causeway. The open Kitchen floorplan to the Living Room on the left and the Dining Room on the right make for a huge great room area for enjoyable living and entertaining. There is a powder room in the entry hallway and the inside utility laundry room with the Bosch washer/dryer and laundry tub are right across the hall. The first bedroom on the left is being used as the library with comfortable couches, sofas, chairs and the its own bathroom. The second bedroom on the right is the guest suite with twin beds and its own bathroom. The third bedroom on the right is being used as a home-office with the desk and sofa. The fourth bedroom, on the left is the Master Suite, is 17 x 20 with its own Master Bathroom with dual sinks, a separate bathtub and shower and this suite has a 13 x 13 walk in closet. Again, because of the design of the building and this being an end unit, all the rooms have sunlight and views of the lush landscaping of the neighborhood. This unit is a must-see and sell for your Metro or Downtown City dweller who wants to be in the heart of the action and close to everything. Vista Bay Point Condominium offers a community swimming pool, theater/media room, a club room with a billiard table, card table, bar and caterer's Kitchen as well as the fitness center and a guest suite; all on level two, which is the amenity level.</p> <p><i>Listing Courtesy of RE/MAX ALLIANCE GROUP</i></p>									
	17 ● Active	MLS ID: A4492754							
	111 S Pineapple Ave, Unit 813	Condo/Townhouse/Apt. 2/3	1,577	–	2019	2/27/2021	\$1,185,000	\$751	
<p>MARK Sarasota is one of the newest upscale luxury living developments that downtown Sarasota has to offer; the highly sought after L-1R 8th floor layout has one of the most desirable pool views and gorgeous western exposure of Sarasota bay and the city skyline. The open concept provides a entertainers delight with a generous layout accentuating the floor to ceiling picture windows is a grand presentation, highlighting a sleek luxurious modern design inclusive of the two toned European white and oak cabinetry, Jenn Air Stainless appliances including an induction range, large high gloss porcelain tile flooring that pares beautifully with the white quartz counter-tops. In addition to two bedrooms with en-suite full baths, a private flex room with custom sliding door, half bath, and large walk-in laundry room enhances the fit and function in the space. The owner's suite includes a walk-in closet customized for maximum storage and a spa inspired floor to ceiling glass dividers in the master bathroom with dual sinks and walk-in shower. Each bedroom provides both breathtaking city and bay views. The Mark is in the heart of downtown Sarasota, the primer spot to walk to enjoy the many cafes, restaurants, boutiques, entertainment, and galleries just steps away. On-site, residents enjoy resort-style amenities and privileges that include a 5th floor amenities level inclusive of a lap pool, private cabanas, grilling area, state-of-the-art fitness center, secured parking- one private spot included- and separate storage unit , dual elevators, mail center, secured lobby and a 24-hour concierge.</p> <p><i>Listing Courtesy of FINE PROPERTIES</i></p>									
	18 ● Active	MLS ID: A4492365							
	1111 Ritz Carlton Dr, Apt 1108	Condo/Townhouse/Apt. 1/2	1,719	24,183	2001	2/23/2021	\$1,099,000	\$639	
<p>Your new home or winter retreat awaits you! Lovely views of Sarasota bay and the downtown city skyline. The features of this 11th floor 1 bedroom, 1.5 bath include a large foyer entrance, marble floors throughout, beautiful kitchen with upscale appliances, glass fronted cabinets, and large living room with balcony overlooking the bay. The master suite is extremely spacious with a gorgeous bath with garden tub with and walk-in shower and a balcony that overlooks the city. The many features of The Ritz-Carlton include; full-time concierge, private owner's elevator, guard, 24-hour in-residence dining, valet service, resort like pool area, fitness, tennis courts and so much more.</p> <p><i>Listing Courtesy of DINAN REALTY GROUP LLC</i></p>									
	19 ● Active	MLS ID: A4490711							
	1874 Laurel St	Single Family	6/4	1,602	6,498	1940	2/5/2021	\$1,000,000	\$624
<p>Casas Caribe is the name given for these 6 units in the heart of Laurel Park. Formerly known as Ringling's "TINY TOWN." 1874 & 1876 Laurel are 2/1's (Casa Ocre 1278 sq.ft.) rented monthly for \$1200. 508 Columbia (Casa Citron 964 sq.ft.) are 2 1/1's rented monthly for \$1000. with carports and assigned parking and all with exquisite and lavish upgrades. Use "As-Is" with right to inspect contract. Can be paired with MLS #A4490703.</p> <p><i>Listing Courtesy of REALTY SERVICES INC</i></p>									





New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	20 ● Active	MLS ID: A4492404						
	1255 N Gulfstream Ave, Apt 402	Condo/Townhouse/Apt. 3/3	2,042	–	1982	2/23/2021	\$995,000	\$487
<p>Rare opportunity to be in the heart of downtown Sarasota! This 3 bedroom condo features stunning views of downtown Sarasota, Sarasota Bay, and Marina Jack. This spacious unit features 3 bedrooms, 3 full bathrooms, and 3 expansive balconies to take in all of your fabulous views! You will enjoy plenty of storage with custom closet systems and over 2,000 square feet of living space. Imagine coming home after a full day of touring downtown. This condo is within close proximity to Van Wezel Performing Arts Center, world-renowned restaurants, and St. Ammand's Circle. Luxury amenities include 24-hour concierge service, 24-hour free valet services, assigned garage parking, and an on-site manager. There is a heated pool, spa, fitness center, sauna, and steam rooms for all of your wellness needs. Come live the downtown Sarasota, Florida lifestyle.</p> <p><i>Listing Courtesy of KELLER WILLIAMS ISLAND LIFE</i></p>								
	21 ● Active	MLS ID: N6113987						
	888 Blvd Of The Arts, Apt 308	Condo/Townhouse/Apt. 2/2	1,642	1,642	1982	2/8/2021	\$975,000	\$594
<p>Coastal contemporary meets urban living in this sought-after Cezanne model at the 888 in Condo on The Bay, highly regarded for its West of the Trail location and unique peninsula setting. This is a one-of-a-kind opportunity to live in the heart of downtown Sarasota with million-dollar views but without the price tag! Welcome to Unit 308; a 2-bedroom, 2-bath corner residence with panoramic waterfront views surrounded by turquoise blue waters and tropical palm trees overlooking Sarasota Bay. Now is your chance to acquire a residence of this caliber with super high-impact water views combined with superb walkability factor for the absolute best of downtown living. We invite you inside the elegant foyer featuring a beautiful stone wall accent and gleaming porcelain tile floors further setting the stage for what you are about to experience upon entering. Take notice of the cool, fresh breeze at the entrance and prepare to be captivated by unobstructed views of Sarasota Bay enveloping both living and dining areas that are sure to stop you in your tracks! The jewelry of this unit is truly in the details featuring showcase views from just about every angle. Across from the tropical landscape of striking blue waters is a beautifully designed kitchen certain to please discerning chefs of all culinary levels complete with Wolf appliance package and custom-built refrigerator by Thermador. You will appreciate the attention to detail beautifully shown in the dovetail cabinetry custom-designed by Campbell Cabinets featuring soft-close drawers and custom storage dividers, adding to the level of craftsmanship evident throughout this well-appointed residence. Other luxurious appointments include high-end granite countertops and upgraded lighting and fixtures complete with backlight vanities featured in both remodeled bathrooms. For a spectacular evening, end your day watching the afternoon glow of sunsets from 2 outdoor terraces with a balcony overlooking the bay and coastal skyline. In addition to a separate storage room located just across the hall that is appurtenant to this unit for exclusive use, each unit is also assigned one parking space including a separate storage locker with a lock mechanism located on the first floor. Recreational amenities include 2 resort-style pools, 2 tennis courts, 4 exercise rooms, including a boat dock and fishing pier complete with a kayak launch and lift. Enjoy the convenience and peace of mind of maintenance-free living with round-the-clock concierge services and an onsite property manager complete with 24-hour security and a guarded gatehouse. Enjoy all Sarasota has to offer with restaurants, farmer's markets, world-class beaches, concerts, art museums, and gardens including the new Bayfront project currently in progress. For a detailed list of features and upgrades, please refer to attachments or call our listing office directly to inquire. Act now and schedule your private tour today! *** 3D MATTERPORT AVAILABLE! *** Visit the following link for a virtual tour of this waterfront beauty: https://my.matterport.com/show/?m=4nNRfgxexSy</p> <p><i>Listing Courtesy of KELLER WILLIAMS ON THE WATER</i></p>								
	22 ● Active	MLS ID: A4490070						
	217 Cosmopolitan Ct	Condo/Townhouse/Apt. 3/4	2,588	1,633	2018	2/1/2021	\$950,000	\$367
<p>Virtually staged. Live on multiple levels downtown. The ultra-contemporary three level townhouse with a two-car garage and private elevator boasts three bedrooms, three full and one half bath, along with a bonus room. Offering stylish urban living and upgraded features throughout. This unique residence includes Miami-Dade impact-rated windows and doors, luxurious Lube Italian kitchen and bath cabinetry, Bosch appliances with natural gas cooktop, Caesarstone quartz countertops and German Hansgrohe plumbing fixtures. You will also discover 8-foot solid core, Rosewood interior doors, volume ceilings, a stylish freestanding soaking tub, spacious showers and large closets. Premium porcelain tile and carpet flooring, multiple terraces, a tankless hot water system and plenty of natural light cascading throughout every room. Because the townhouse as fee simple ownership, you own the land your residence is built upon, and the monthly fees are some of the lowest downtown at only \$273 per month. This home is perfect for entertaining or just relaxing, whether you are a full-time or seasonal resident. No car is needed to get to fine restaurants, specialty stores, banks or movie theaters. You are close to Whole Foods Market, the downtown Sarasota waterfront, area beaches and the theatrical arts. Please visit https://vimeo.com/445643391/70809c2c72 for a tour of a Q unit.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								





New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	23 ● Active	MLS ID: A4492238						
50 Central Ave, #11A	Condo/Townhouse/Apt.	2/2	1,595	—	2005	2/24/2021	\$825,000	\$517
<p>Live the life you dream of in the sought after Plaza at Five Points where you can enjoy the best that downtown Sarasota offers. This boutique building is home to only 49 residences and has the amenities you expect including: a concierge and valet, clubroom with a catering kitchen, state of the art fitness center, meeting room, guest suite, heated pool and spa surrounded by a large deck, a large screened cabana with fireplace and a grill area. The prime location is convenient to restaurants, galleries, shopping, the Sarasota Opera House, Whole Foods market and the Sarasota bay front park. When you enter the spacious foyer of this lovely 11th floor end unit, you will recognize the comfort and quality of gracious living with high ceilings, open spaces and the expansive vistas that you only find in end unit condos with large windows featuring views of downtown and the surrounding area. Pretty foyer entry, beautiful light cabinetry in kitchen and baths, tile in main living areas, many closets, separate laundry room and spacious balcony. Tandem 2 car parking spaces in garage next to climate-controlled storage closet. The Plaza at Five Points is a pet friendly building with 2 pets allowed (some restrictions apply). Move in and enjoy all Sarasota has to offer!!</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANYY</i></p>								
	24 ● Active	MLS ID: A4490075						
223 Cosmopolitan Ct	Condo/Townhouse/Apt.	2/3	1,682	1,351	2018	2/1/2021	\$650,000	\$386
<p>One or more photo(s) has been virtually staged. Enjoy downtown living in stunning architectural style. Ultracontemporary two-level townhouse with two-car garage is close to an abundance of great restaurants, movie theaters and specialty retailers, along with convenient access to Whole Foods, Marina Jacks, the bayfront, beaches, the arts, St. Armands Circle and SRQ airport. This two-bedroom, two-and-a-half-bath townhouse with bonus space offers modern, urban living with fine amenities and upgraded features throughout. It is an exciting residence that includes Miami-Dade hurricane-rated windows and doors, luxurious Lube Italian kitchen and bath cabinetry, Bosch appliances with natural gas cooktop, Caesarstone quartz countertops and German Hansgrohe plumbing fixtures. Also, there are 8-foot solid Rosewood interior doors, volume ceilings, Duravit vitreous china sinks, a stylish freestanding soaking tub, large showers and spacious closets. Porcelain tile and carpet flooring, multiple terraces, a tankless hot water system and plenty of natural light in every room. Because the townhouse is titled as simple ownership, you will own the land under your residence and the monthly fees are some of the lowest in town at only \$273 per month. This home is perfect for hosting dinner parties or just relaxing.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								
	25 ● Active	MLS ID: A4490703						
1868 Laurel St	Single Family	4/2	594	5,938	1925	2/5/2021	\$650,000	\$1,094
<p>Casas Caribe is the given name for these 6 units in the heart of Laurel Park. Formerly known as Ringling's "TINY TOWN." 1868 Laurel (Casa Azafran 594 sq. ft.) and 1870 Laurel (Casa Anil 594 sq.ft.) are single family 2/1's rented monthly for \$1200 with assigned parking. Both meticulously maintained and manicured landscaping. Use "As-Is" with right to inspect contract. Can be paired with MLS # A4490711</p> <p><i>Listing Courtesy of REALTY SERVICES INC</i></p>								
	26 ● Active	MLS ID: A4490757						
642 Lafayette Ct	Single Family	2/2	1,180	5,880	1949	2/6/2021	\$589,000	\$499
<p>Great opportunity to live downtown and enjoy rental income. Own a charming Florida home with a detached cottage in the popular Laurel Park/Washington Park area. The main home has a lanai with day bed that can be used as a second bedroom area, the bathroom has been remodeled and there is a study off of the master bedroom. Metal roof added in 2014, new ac in cottage in 2018 and main house 2019 and tankless water heater. The house is very cute and has been used partially as a rental by the current owner. The guest cottage has also been a rental, inside you will find a kitchen, bedroom, living area and a large porch. The rental history is available to interested buyers. Private Lot. Walk to downtown and the bayfront.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANYY</i></p>								


New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	27 ● Active	MLS ID: A4492770						
1350 Main St, Unit 1007	Condo/Townhouse/Apt.	2/2	1,165	—	2007	2/26/2021	\$575,000	\$494
<p>Sarasota Downtown luxury living at its finest. This tasteful and updated unit provides contemporary finishes for the most discerning buyer. An open and split floor plan accommodates a freshly designed kitchen featuring custom under-lit cabinetry, granite countertops, stainless steel appliances, breakfast bar & more. Lovely espresso wood and travertine marble floors throughout. Relax in the spacious master suite with city views, marble tiled shower, luxurious soaking tub and a roomy custom-built walk-in closet. The 2nd bedroom duals as the perfect guest suite, den or office with an additional custom-built walk-in closet. Custom window blinds grace tall windows. Great use of space by enjoying views of the heated lap pool and city skyline from the living room or the comfortable balcony. 1350 Main enjoys 24-hour Concierge service, expansive outdoor lounging deck w/ heated lap swimming pool, spa, outdoor grilling, state of the art fitness center, spacious social area with media room, billiards room, library, dining/conference room and catering kitchen. Live the dream in the Heart of Sarasota while being within minutes Marina Jack, Bayfront Park, Whole Foods, The Sarasota Opera, multiple playhouse theatres, and fine dining establishments, Ringling Bridge, St. Armands Circle, world-renowned crystal sand beaches, and all that downtown and the Sarasota area has to offer. More than a condo. This is a lifestyle! Make your Florida Dream come true and, schedule your private or virtual showing and make your offer now!</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								
	28 ● Active	MLS ID: A4490466						
707 S Gulfstream Ave, Unit 704	Condo/Townhouse/Apt.	2/2	1,402	—	1974	2/12/2021	\$510,000	\$364
<p>Centrally located in downtown Sarasota across from Sarasota bay, this pet friendly 7th floor 2/2 completely remodeled condominium features lots of natural light and beautiful city views from every room from the floor to ceiling windows. The open-concept kitchen is perfect for entertaining and features granite countertops, designer backsplash, large breakfast bar and stainless steel appliances. The great room/dining room combination features tile floors and crown molding with beautiful city and pool views. The spacious master suite boasts tile floors, crown molding, granite countertops and dual sinks. All rooms have access to the large enclosed balcony with sliding glass doors to allow fresh air and take in the views from this high floor. The 2nd bedroom has tile floors and crown molding, and the guest bathroom features a shower/tub combination. The washer and dryer are located in the unit, and there is plenty of living space to enjoy. Essex House is located in the coveted location of Palm and Gulfstream Avenues and is a short walk to downtown main street, Burns Court, Towles Court and Marina Jack. Enjoy swimming in the heated saltwater pool, cooking and grilling outdoors under the shaded gazebo on the elevated pool deck, fitness center, social room with kitchen, craft/workshop room, on site manager, private storage locker and much more. The prime location of Essex House provides the urban lifestyle of dining, shopping, the arts, and boating a short walk away. The beaches of Siesta, Lido and Longboat Key are just minutes away.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	29 ● Active	MLS ID: A4490187						
445 N Orange Ave, Unit 203	Condo/Townhouse/Apt.	2/2	1,168	34,868	2009	2/1/2021	\$499,000	\$427
<p>Located in the heart of downtown Sarasota, this Spanish Mediterranean gated boutique style condominium offers privacy and convenience. Unit is in move in condition, has 2 bedrooms, 2 bathrooms plus den/office. Exceptional features include: 10-foot ceilings, crown molding, all wood cabinetry with soft-close feature, solid 6 panel doors, concrete block between units for absolute quiet, hurricane code windows and French doors open balcony from Great room. Kitchen has stainless steel appliances, granite countertops and breakfast bar. Also has washer/dryer in unit and assigned covered parking spot with guest parking. Citrus Square is located in the heart of Sarasota's art district. Just a short distance to restaurants, shopping, theaters and beautiful beaches. City living is the Best!</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	30 ● Active	MLS ID: A4491955						
101 S Gulfstream Ave, Unit 12B	Condo/Townhouse/Apt.	2/2	1,320	—	1974	2/27/2021	\$425,000	\$322
<p>Move right in and enjoy spectacular downtown views in the heart of Sarasota from this 12th-floor residence at The 101 Condominium. The great room plan has been beautifully renovated and boasts rich wood cabinetry in the kitchen and bar area, stainless steel appliances, granite countertops, hardwood floors, and neutral finishes throughout. Each of the bathrooms have gorgeous stonework and impressively styled fixtures. This residence also features newer plumbing, a newer water heater, a newer ac unit, an assigned parking space, and a small storage unit. The 101 Condominium amenities include a beautifully renovated lobby, fitness center, club room, and a resort-like pool deck overlooking the bay with a heated pool, pergola, and grilling area. Live in the heart of Sarasota and walk to the Farmer's Market, shopping, dining, and all of the cultural amenities that living in Sarasota has to offer. A great option for seasonal residents or as an urban getaway for someone living on one of the nearby islands.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								

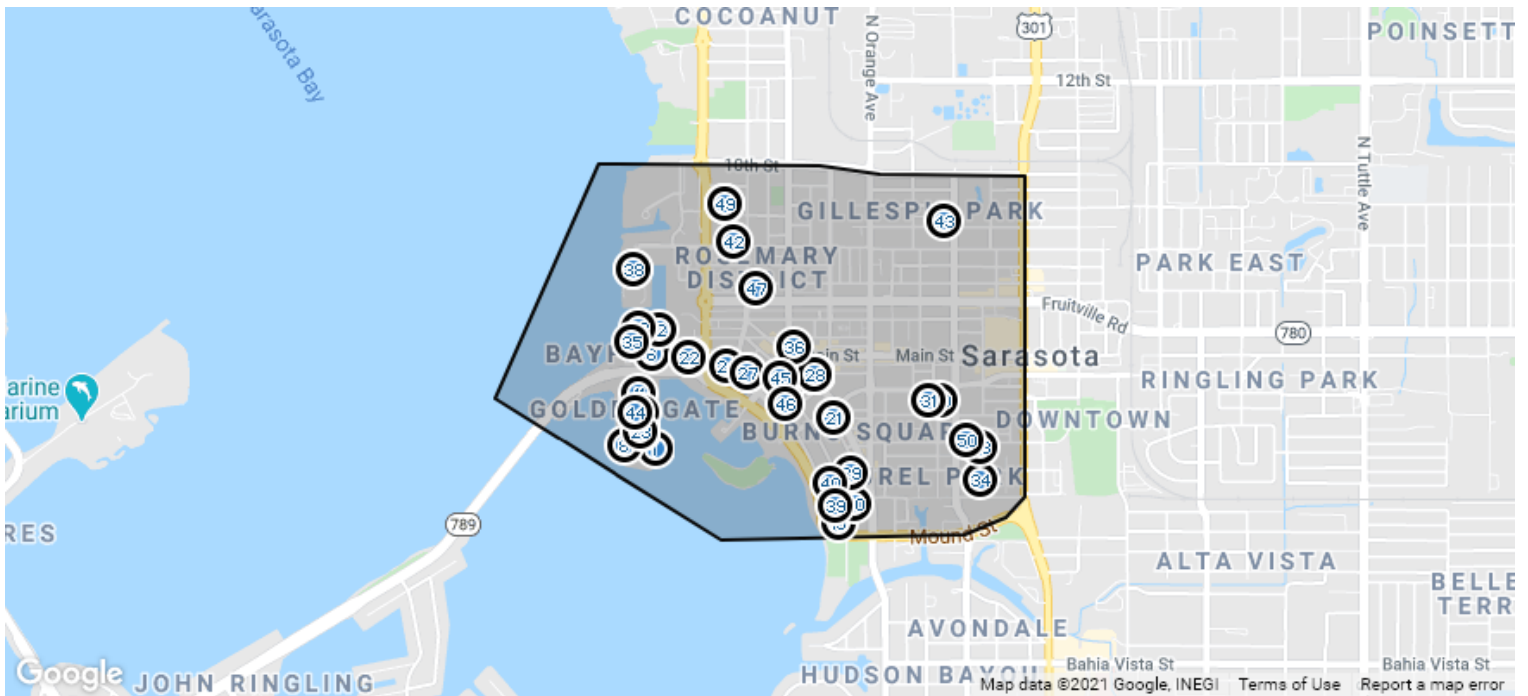
New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	31 ● Active	MLS ID: A4492170						
	101 S Gulfstream Ave, Unit 6G	Condo/Townhouse/Apt. 1/2	965	–	1974	2/22/2021	\$385,000	\$399
<p>GREAT VIEW of the Bay. Enjoy the downtown lifestyle where you can walk to Whole Foods, Star Bucks, restaurants, theatre, Selby Library and the Marina. Enjoy jet skiing at Bayfront Park and stay in shape by jogging over the John Ringling Bridge. Only 5 minutes to Lido Beach and St. Amands Circle with over 130 speciality shops and restaurants. This is the BEST location downtown, just steps from Main Street and the Palm Avenue. The 101 Condominium has had major updates including impact windows & sliding doors, new lobby, fitness center, yoga room and community room with large TV and kitchen. Also available is bicycle storage, a storage locker and on-site management with 8:0-6:00 concierge service. OPPORTUNITY KNOCKS. . . but HURRY!</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>								
	32 ● Active	MLS ID: A4490453						
	325 Golden Gate Pt, Apt 6	Condo/Townhouse/Apt. 2/1	716	–	1972	2/5/2021	\$375,000	\$524
<p>Location, Location, Location! This great totally remodeled unit has all new impact resistant, thermal pane windows and entry doors, new plank tile floors through-out, 4" baseboards, open floor plan, new electrical outlets and switches, reworked bathroom to include a closet for a stackable washer and dryer, additional electrical panel box, new kitchen cabinets with eat in bar, level 3 Quartz counters, new Samsung stainless appliances package includes range/oven, microwave, French door refrigerator, and ceiling fans. Bathroom tub was removed and converted to shower only with marble wainscot, seamless shower door, new vanity, top and fixture, new toilet, shiplap ceiling and two custom doors, a screened porch, and assigned parking space. This unit has all the bells and whistles, and is close to St. Amands, Lido, Downtown and the Bayfront!</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	33 ● Active	MLS ID: A4491798						
	33 S Gulfstream Ave, Unit 1008	Condo/Townhouse/Apt. 1/1	820	38,332,800	1964	2/17/2021	\$350,000	\$427
<p>Rare opportunity to own a picture-perfect downtown waterfront condominium with a panoramic full bay view that will take your breath away from the moment you enter it. Located right in front of Marina Jack's waterfront, only steps away from the bay. This top-floor unit showcases a beautiful modern interior design with large living areas and a spacious master suite. The master bath is beautifully updated with a floating cabinet, glassed walkin shower and slate tile. Right at the corner of Main Street and Gulfstream Avenue, you are in the heart of downtown with all the restaurants, shopping and nightlife at your fingertips plus the farmers market, theater district and art galleries steps away. Watch sunsets from the comfort of your own living room, step outside and enjoy vibrant downtown living and dining year-round. Wonderful mid-century modern building with a huge pool and deck, full social room with kitchen and dining area and recent updates to the building are new impact glass windows, newer brick paver deck, refurbished lobby, common areas and newer elevators.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								
	34 ● Active	MLS ID: A4490616						
	449 Golden Gate Pt	Condo/Townhouse/Apt. 1/1	728	–	1972	2/5/2021	\$290,000	\$398
<p>Golden Gate Point, this charming and private unit offering urban lifestyle at it's finest. This condo has refinished terrazzo floors, spacious living room with a screened porch, updated kitchen, with a dining area, large bedroom and bath. All the doors have been replaced including the two exterior ones. This unit is conveniently located at the base of the John Ringling Bridge, it is perfect for walking either to St. Armand's, Lido, Marina Jack's, Selby Gardens or downtown. Maintenance includes water, sewer, garbage, basic cable, exterior maintenance, and insurance, and each unit has an assigned parking space.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								





New Listings: 35 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	35 ● Active	MLS ID: A4491796						
	33 S Gulfstream Ave, Unit 404	Condo/Townhouse/Apt. 1/1	754	–	1964	2/18/2021	\$275,000	\$365
<p>Mid-century modern downtown condominium with partial bay and park views across Bayfront Park and Marina Jack's waterfront, only steps away from the bay. This 4th-floor unit showcases a beautiful rustic modern look with a grey tone wood tile flooring throughout, really large living areas and a spacious master bedroom. The bathroom is a beautiful retro style yet nicely updated. Right at the corner of Main Street and Gulfstream Avenue, you are in the heart of downtown with all the restaurants, shopping and nightlife at your fingertips plus the farmers' market, theater district and art galleries steps away. Watch sunsets from the comfort of your own living room, step outside and enjoy vibrant downtown living and dining year-round. Wonderful mid-century modern building with a huge pool and deck, full social room with kitchen and dining area and recent updates to the building are new impact glass windows, newer brick paver deck, refurbished lobby, common areas and newer elevators.</p>								

Listing Courtesy of PREMIER SOTHEBYS INTL REALTY



Pending: 50

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>1  Pending <i>MLS ID: A4476002</i></p> <p>464 Golden Gate Pt, #9C Condo/Townhouse/Apt. 3/4 6,066 59,198 9/7/2020 \$4,990,000 2/7/2021 \$823</p> <p>!!! A NEW INCREDIBLE PRICE !!! Imagine finding a luxurious penthouse with views so captivating and vast it satisfies all your desires. Can you foresee a private, six thousand square foot residence in the clouds, deeded with your own 65' capacity boat dock? Think of this penthouse with a large contemporary kitchen, high-end stainless-steel appliances, and custom overlay cabinetry finishes. Envision a charming, in-house bar, fully equipped with a refrigerated wine closet, designed and inspired by the movie "Casablanca". Picture friendly gatherings while enjoying the media center or the 9th-floor balcony kitchen. Now, what if this penthouse had luxurious features like; separate his and her bathrooms, walk-in closets, and studies? Individual terraces viewing the John Ringling Bridge and a shared sauna? How about if this penthouse was home to an esteemed association in a fantastic location? All of this sounds very enticing, and there is no need to fantasize! Here at La Bellasara, penthouse 9C can become your exquisite reality. This well-maintained residence greets you in a private elevator, opening to a high ceiling foyer with twinkling, starlight features. The architectural elegance of this home is astonishing. From coffered ceilings, crown molding, dimmable spotlight lighting, and floor to ceiling sliding glass doors, the home is modernized and move-in ready. Also having an amazing location, spend time venturing out to any of the high-end cultural shops, restaurants, and galleries downtown or on St Armand's circle. La Bellasara condo association is known for its very professional and hospitable staff and glorious amenities. Please view the links attached to the MLS for the 3D Matterport floor plan and our booklet for further details and schedule your private showing today!</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>								
 <p>2  Pending <i>MLS ID: A4464423</i></p> <p>401 Quay Cmns, #403 Condo/Townhouse/Apt. 4/5 4,855 81,380 4/1/2020 \$4,300,000 2/2/2021 \$886</p> <p>Under Construction. Private elevator doors open to an expansive waterfront terrace offering unobstructed water views of Sarasota Bay, the Gulf of Mexico and the iconic Ringling Bridge. The kitchen is a chef's dream with gas cook tops, Wolf and Subzero appliances, center island with Quartzite Cristallo, built in double oven tower, 9â high European cabinetry, butler's pantry and LED lighting throughout. Owners will enjoy world class service including private valet, concierge, resort-style pool, lap pool, advanced fitness center, resident club with demonstration kitchen, grand salon and a private dog park. All within minutes from shopping, dining, theatre, opera or ballet. Life served to perfection. Limitless Views, Limited Opportunity! Listing Agents are available for Virtual Presentations.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								

Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
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3 Pending *MLS ID: A4490426*

605 S Gulfstream Ave, #10	Condo/Townhouse/Apt.	3/4	3,681	21,700	2/2/2021	\$3,999,000	2/12/2021	\$1,086
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Under Construction. Move in May 2021. Don't miss these final opportunities to live the definitive Sarasota lifestyle at EPOCH - just 23 owners will call this distinctive building home. Nestled within the city's most desirable tree-lined neighborhood, here, sparkling waters, dramatic sunsets and downtown's most popular restaurants, shops, spas and theaters are just beyond your door. This outstanding 10th floor, 3,681 square foot, three bedroom/den/three and a half bath residence with forever water views is one of the last of its kind. No design or finish detail has been overlooked; the home has been thoughtfully curated for pampered city living, memorable family gatherings and casual entertaining. Enter through your large private elevator foyer and be wowed by 11' ceilings, graciously proportioned gathering spaces and vast walls of upgraded impact/insulated glass, showcasing unobstructed bay, marina and city views. The full-height wraparound windows and the panoramic vistas maximize your sense of space in every direction. For a touch of warmth and sophistication, upgraded Legno Bastone wide-plank wood flooring can be found throughout; the light coastal tones of this home are complimented by an artfully designed glass railing system and oversized porcelain tile in the baths and laundry. For added convenience you'll love the on-floor 9' x 10' air-conditioned storage - the perfect place to stow those less frequently used but essential things - access your luggage, ski gear or holiday décor without ever leaving your home. The finely equipped chef's kitchen with large dining island, ultra-high-end Gaggenau refrigerator and freezer towers, natural gas cooktop, Perlick wine fridge, Quattrus stainless sink and sleek Italian Cucine Ricci cabinetry with multiple deep drawers and generously sized pantry await your culinary creations. At day's end, retreat to your comfortable owner's suite with direct access to the bayfront terrace and two walk-in closets outfitted by California Closets. The owner's spa-bath features a curb-less shower with frameless glass enclosure, Victoria & Albert soaking tub, double vanities with makeup area & 2 private water closets. Dornbracht fixtures and Caesarstone quartz countertops throughout, a robust Crestron/Control 4 smart-home automation package and 2 deeded parking spaces are all standard in this home. Owners and their guests will enjoy a modern bayfront entry lobby and the pampered service of a 24-7 concierge team. And if personalized service is the ultimate luxury, then life at EPOCH promises to be ultimately satisfying. EPOCH's resort caliber amenities include a welcoming Residents' Club with game tables, bar, big screen TV and fireplace. The community also offers a well-equipped fitness center, massage suite, steam showers and a tropically landscaped pool terrace and gardens with 70ft. recreation & lap pool, spa, fire tables, pool bar and gas grills. High above the city is EPOCH's dramatic rooftop terrace where owners will savor fiery sunsets and nightly star gazing. Here you will feel like you're on a never-ending vacation. A guest suite is also available to reserve. The developers have included too many construction upgrades to name here, helping EPOCH set a new standard for downtown luxury living. Hard hat tours are available by appointment with a 24-hour notice, as are virtual presentations by the listing agents.

Listing Courtesy of PROPERTY PERSPECTIVES GROUP





4 Pending *MLS ID: A4461900*

401 Quay Cmns, #1504	Condo/Townhouse/Apt.	3/4	3,095	81,380	3/4/2020	\$3,700,000	2/2/2021	\$1,195
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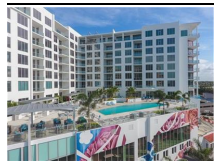
Under Construction. Under Construction in the new and highly anticipated Ritz-Carlton Residences, Sarasota, this 15th floor Emerson floorplan with upgraded technology package presents a rare opportunity to experience unobstructed water views. The three-bedroom home stretches an impressive 3,095 square feet and treats its owners to breathtaking views of Sarasota Bay and the Gulf from a 500-square foot terrace with built-in grill. Walls of glass continue the narrative of awe-inspiring yet effortless luxury, allowing natural light to fill all living spaces. The selections are as impressive as the views with 12x48 wood-grain porcelain throughout, Quartz countertops, Wolf and Sub-Zero appliances in the kitchen, and an upgraded technology package that includes lighting control system with touch panels and keypads. Smart home technology is also seamlessly integrated into the great room and master bedroom with invisible in-wall subwoofers enhancing movie nights and entertaining. Enjoy the world-class service of The Ritz-Carlton including private 24-hour valet, concierge, resort-style pool, lap pool, spacious fitness center, residents club with demonstration kitchen, grand salon, and a private dog park. The Ritz-Carlton Beach Club, spa, and Tom Fazio-designed championship golf course provide incomparable amenities. Your front-row seat to the new walkable downtown infrastructure grants access to a boardwalk, marina, waterfront park, restaurants, and shops. Nowhere else can you find a setting quite like this where culture, cuisine, and a passion for living coexist perfectly. Limited Views, Limited Opportunity! Listing agents are available for virtual presentations.

Listing Courtesy of MICHAEL SAUNDERS & COMPANY

Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.	
	5  Pending	MLS ID: A4491590							
	605 S Gulfstream Ave, #7S	Condo/Townhouse/Apt.	3/4	3,681	21,700	2/15/2021	\$3,699,000	2/15/2021	\$1,005
<p>Under Construction. Move in May 2021. This elegant 11th floor residence with huge, unobstructed bay views is one of the last opportunities to own an exceptional new residence at EPOCH - an exclusive oasis of just 23 residences in downtown's most desirable tree-lined neighborhood. Here, sparkling waters, dramatic sunsets & the best of the city are just beyond your door. This spacious 3,681 square foot 3 bedroom/den/3.5 bath residence has been thoughtfully designed for pampered city living, memorable family gatherings and casual entertaining. Enter the home through your large private elevator foyer and be wowed by 10'8" ceilings, graciously proportioned gathering spaces and vast walls of upgraded impact/insulated glass which showcase panoramic bay, marina and city views. The full-height wraparound windows and long range vistas maximize your sense of space in every direction. This home features large-format porcelain tile throughout, an artfully designed glass railing system, and an on-floor 9'6" x 10'2" air-conditioned storage room - the perfect place to stow those less frequently used things - access your luggage, ski clothes or holiday décor without ever leaving your home. The finely equipped chef's kitchen with large dining island, ultra-high-end Gaggenau refrigerator and freezer towers, natural gas cooktop, Perlick wine fridge, Quattrus stainless sink and sleek Italian Cucine Ricci cabinetry with multiple deep drawers and generously sized pantry await your culinary creations. At day's end, retreat to your comfortable owner's suite with direct access to the bay front terrace and two walk-in closets outfitted by California Closets. The owner's spa-bath features a curbless shower with frameless glass enclosure, Victoria & Albert soaking tub, double vanities with makeup area & 2 private water closets. Dornbracht fixtures and Caesarstone quartz countertops throughout, a robust Crestron/Control 4 smart-home automation package and 2 deeded parking spaces are all standard in this home. Owners and their guests will enjoy a modern bayfront entry lobby and the pampered service of a 24-7 concierge team, always available to accommodate your requests. EPOCH's resort caliber amenities include a welcoming Residents' Club with game tables, bar, big screen TV and fireplace. The community also offers a well-equipped fitness center, massage suite, steam showers and a tropically landscaped pool terrace and gardens with 70ft. recreation & lap pool, spa, fire tables, pool bar and gas grills. High above the city is EPOCH's dramatic rooftop terrace where owners will savor fiery sunsets and nightly star gazing. Here you will feel like you're on a never-ending vacation. A guest suite is also available to reserve. The developers have included too many construction upgrades to name here, helping EPOCH set a new standard for downtown luxury living. Hard hat tours are available by appointment with a 24-hour notice, as are virtual presentations by the listing agents. Property Taxes will adjust after closing.</p> <p><i>Listing Courtesy of PROPERTY PERSPECTIVES GROUP</i></p>									
	6  Pending	MLS ID: A4460935							
	35 Watergate Dr, Ste 802	Condo/Townhouse/Apt.	3/3	3,751	85,007	2/24/2020	\$3,450,000	2/18/2021	\$920
<p>Showcasing urban sophistication coupled with coastal opulence, this glamorous condominium is the epitome of Sarasota living, only found at The Tower Residences. The spacious floorplan is accentuated with the finest custom interior appointments and presents itself as a model home. All expectations of grandeur are met as you step inside to stunning city and water views, an open layout, and blends comfort with elegance. Invite guests to experience the beauty of Sarasota from the sky as you prepare meals from the well-appointed kitchen featuring a breakfast bar. They can pour themselves a drink from the wet bar with wine cooler as they mingle from the great room and family room onto the expansive terrace. Visitors will appreciate the generously sized guest bedrooms while you enjoy peace and quiet in the private master suite. The most sought-after luxury condominium in Sarasota bestows renowned Ritz-Carlton services and amenities with 24-hour in-residence dining and VIP status at all Ritz-Carlton hotels around the world. Resident amenities include a fully-equipped fitness center, massage room, saunas, outdoor heated pool and entertaining area, a private home theatre and two elegant recreation and social rooms. Experience the cultural capital of Florida from the crowning jewel on the bay. The area's finest theatre, art, dining, attractions, and shopping all within walking distance. Membership is available to the exclusive Ritz-Carlton private beach club, spa and golf country club. Luxury Knows No Limits.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>									

Pending: 50 (cont.)

7  Pending *MLS ID: A4475262*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
111 S Pineapple Ave, Unit 1210	Condo/Townhouse/Apt. 3/4	2,949	—	8/19/2020	\$2,599,000	2/25/2021	\$881

\$200K PRICE REDUCTION!!! The Mark Sarasota's most luxurious penthouse is available in the heart of Downtown. Sarasota has been named one of the top places to live in the United States and is the highest ranked Florida city. The luxury penthouse is located on the 12th Floor with expansive water views from its 1,500 Sq. Ft covered terrace - an entertainer's dream with a summer kitchen and a gas grill. This gorgeous three bedroom, three-and-a-half-bathroom condo plus den will stun and amaze with its spectacular main living space, floor-to-ceiling window views, and contemporary style. The state-of-the-art kitchen speaks elegance with Nolte European cabinetry, quartz counter tops, and a large entertainment island with an undercounter wine cooler. The kitchen is equipped with Jenn-Air appliances including an induction cook-top. Retreat to the master suite to unwind in a lavish spa-like dual sink master bath with a spacious walk-in shower overlooking the bay. Two large guest suites, each with an en suite bath, are located on the opposite end of the penthouse for complete privacy. A tucked away den is ready equipped for an in-home theater or home office. The unit is deeded with 2 parking spots that include an electric car charger. Mark Sarasota provides residents with exclusive amenities including a modern fitness center, 24-hour access-controlled lobby and elevators plus concierge services, and a resort infinity lap pool with private cabanas and fire pit lounge to enjoy Sarasota's breathtaking sunsets. The Residents' Club Room offers a catering kitchen and club bar for special events that friends and family will enjoy. The owners will enjoy this prime location with downstairs access to all that Sarasota's downtown living has to offer.



Listing Courtesy of MEDWAY REALTY8  Pending *MLS ID: A4455791*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
306 Golden Gate Pt, Apt 5	Condo/Townhouse/Apt. 3/4	3,436	—	1/8/2020	\$2,399,000	2/3/2021	\$698







Golden Gate Point at its finest! Architect's own unit has magnificent expansive views of Sarasota Bay, the Gulf of Mexico and Downtown. Designed to maximize views from the entire floor with numerous terraces. With over 3400 square feet, there are three en suite bedrooms, and an office, as well as, an oversized living room with walls of glass, a gas fireplace, dining room and terrace. The kitchen is a chef's delight, with a 6-burner gas range, loads of cabinets and work space, breakfast area, all overlooking the Bay. The elegant and spacious master suite, with has a spa-like bath is the perfect retreat after a day out and about. Since there are only 6 units, each having the entire floor, it lives like your own house. Amenities include rooftop terrace and outdoor kitchen for spectacular sun rise or sun sets, 2 car private garage, Bayside pool with spa and your own deeded boat dock. Conveniently located within walking distance to Downtown, Island Park, Marina Jack and the Ringling Bridge. Don't miss this wonderful Condo/home!

Listing Courtesy of MICHAEL SAUNDERS & COMPANY




Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	9 Pending							
	1155 N Gulfstream Ave, Ste 1207	Condo/Townhouse/Apt. 2/3	1,665	77,934	2/4/2021	\$2,325,000	2/11/2021	\$1,396
	<p><i>MLS ID: A4490480</i></p> <p>A masterpiece of a residence, this exquisite and artfully designed and decorated Vue property simply exudes quality. For the most discerning of buyers, this one will be a true pleasure to experience. With almost 900k in exceptional upgrades, this condominium is certainly a show stopper, even published in 'Home and Design.' From the private elevator entryway into your property's beautiful foyer you'll notice the artistic attention to detail from the hand painted wall coverings to the tile flooring throughout. As soon as you walk in you'll be captivated by the 180 degree views of Sarasota's simply stunning bayfront, Marina Jacks, the Ringling Bridge and downtown Sarasota. Evening sunsets 365 days a year will simply mesmerize you with its beauty as will the colorful show of LED lights that shine off of the Sarasota's landmark bridge! The living space centers around a stunning and well crafted 16ft long vapor fireplace and its surrounding stone and Venetian plaster wall accents. Your half bath just off of the living room is also incredibly detailed from its tiled walls to the custom inlaid features and super sleek matte commode. Enter the chef's kitchen and you'll be playfully intrigued by the motorized cabinetry, most complete with brilliantly thoughtful interior lighting. With a push of a button or a light touch, you can simply open and close each panel and drawer for hands-free use. Bosch oven, Thermador convection range, Faber touch hood and SubZero refrigerator, built in wine refrigeration system, steamer, automated built-in Sharp microwave, water filtration system, instant hot water, custom 4 foot Galley sink, leather finished marble countertops and the focal point being an incredible illuminated Cristallo quartzite island that offers seating for three. The guest ensuite to the front of the property is currently being utilized as an at home gym, but offers a built in custom closet system, complete with great pull out drawers and interior lighting. This bathroom features marble flooring and walls, both a shower and tub, illuminated mirror system & more Cristallo quartzite. Moving through into the dining room you'll notice more impeccable design, complete with Miele built-in wine cooler and glass blown chandelier. Into the master suite, the entire King bed is all built in and included, blackout electronic curtains and more custom cabinetry. Marble flooring, lit mirrors, in-mirror tv, electronic/heated/lit bidet seat cover plus exceptional zebra wood finished custom closet system. With the focal point being your spacious and very private terrace (2nd largest to the PH), you'll truly feel as if you're living in your own oasis in the sky. Throughout the property you'll also notice: solid core wooden doors, dimmers on every light, well placed additional lighting specifically to highlight your works of art, Lutron sun shades system, Nest home security system, Smart Home technology, all allowing you to set the tone with either mood lighting or sound with a click of a button. Tastefully hidden within its walls and cabinetry, the craftfully placed lighting will allow you to fully appreciate how exemplary this property shows in the dusk hours. The Vue community exemplifies downtown luxury living at its finest, down to the incredible amenities which include: a heated pool, spa, fitness facility, clubhouse and even a dog lawn above the garage. Includes two secure under building interior parking stalls, air controlled storage and bike room.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>							
	10 Pending							
	33 S Palm Ave, #1201	Condo/Townhouse/Apt. 3/4	2,045	8,641	9/19/2020	\$2,180,000	2/14/2021	\$1,066
	<p><i>MLS ID: A4478614</i></p> <p>One or more photo(s) has been virtually staged. Pre-Construction. To be built. Rare new construction intimate boutique style 18 story condo tower located in charming historic Sarasota! Tucked amongst the most coveted galleries, restaurants, shops, theaters and the Marina which makes the 39 private residences at The DeMarcay one of the best locations for walkability. The reinvention of the namesake 1922 hotel artfully pays homage to its history while claiming its future with expansive new construction and modern homes. Buyers will select from Luxe designer finishes to make their home their own. Interiors include custom Italian Cabinetry, Miele appliances with cabinet appliance fronts, gas cooking, quartz counters, spa like baths, large windows and patios with every home offering a city and or water view! One of the few rooftop pools in Sarasota provides illustrative views of the bay, sky and city coupled with a state of the art kitchen, two terraces and a fitness center. Delivery is estimated to be Summer of 2022. Note: Pictures are of the artist renderings and virtual tours. The pictures may not be of this home. However, they are meant to represent the interior finishes for the development!</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>							







Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	11  Pending	MLS ID: A4438948						
	111 Golden Gate Pt	Condo/Townhouse/Apt. 3/3	2,505	35,903	6/17/2019	\$2,050,000	2/22/2021	\$818
	<p>Under Construction. To be built. Reserve Now. Capture pre-construction pricing. Enjoy this highly desirable location in Sarasota surrounded by iconic beaches and warm turquoise water. A professional and talented team led by a dedicated Europe-based Developer - WB Finance s.r.o., incorporates both price-awarding architects. Unrivaled views will greet you at every turn from your Evolution residence. With 20 luxury residences and 5 different floor plans, the living spaces flow together in an open, contemporary design. The units' living space ranging from 2,050 sqft to 2,659 sqft and penthouses are going up to 3,527 sq. ft. The first-floor amenity deck is where you'll be immersed into the relaxed atmosphere at the pool with the wrap-around sun patio, cabanas, fireplace, and bar. A fitness center with a yoga studio will comfort you to stay fit. Venture up a clubhouse with a pool table, sauna or meeting rooms to get productive work. A private concierge will always be happy to assist you and keep you busy with offering entertainment. A perfect complement is a quick-charging station for electric cars and an on-site car wash. Enjoy a grooming studio for your furry friend. But the most alluring element of these remarkably lavish residences is the rooftop sunbathing deck with covered outdoor kitchen and barbecue. Call today the sales director for a personal introduction.</p> <p style="text-align: right;"><i>Listing Courtesy of KONA REALTY</i></p>							
	12  Pending	MLS ID: A4487918						
	1111 Ritz Carlton Dr, Apt 1404	Condo/Townhouse/Apt. 2/3	2,754	24,183	1/14/2021	\$2,000,000	2/18/2021	\$726
	<p>With stunning views of Sarasota Bay and the Gulf from the 14th floor, this fully furnished high-rise condominium blends the appeal of a private residence with the renowned luxury of the Ritz-Carlton. Situated atop The Ritz-Carlton Hotel and spanning more than 2,600 square feet with two bedrooms, a convertible den, two and a half baths, and a spacious living and dining area, this home is an inviting retreat for your elevated lifestyle. Through two sets of glass sliders, a deep balcony extends the living space with panoramic vistas of the water and surrounding landscape. A separate wet bar in the living room and a large granite-topped pass through from the kitchen accommodate gracious entertaining. Laid out for a chef's efficiency, the kitchen includes a Dacor cooktop and double wall ovens, a range-style microwave, and Sub-Zero refrigerator integrated with paneled wood cabinetry. The oversized owner's suite features a sitting area, sliding doors to a private balcony with Ringling Bridge views, and a truly enormous marble-ensconced bathroom with a walk-in shower, soaker tub and double vanity. Ensuring privacy, the large second bedroom is located on the opposite side of the residence. A separate den offers convertible space for occasional guests or potential as a third bedroom. The discreet in-unit laundry room adds to the comforts of dedicated parking, secure entry and on-site concierge. The grand style of the building appears in this home's fine finishes including the polished Italian marble foyer, coffered ceilings, crown molding and premium fixtures. Resident amenities include access to the resort pool and The Founders room. The exceptional views of the marina, bridge, and St. Armands reveal the ideal placement of this building, adjacent to downtown Sarasota and within minutes of pristine white beaches and world-class culture. Offered with furnishings.</p> <p style="text-align: right;"><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>							
	13  Pending	MLS ID: A4470350						
	300 S Pineapple Ave, Unit 601	Condo/Townhouse/Apt. 3/3	2,773	15,748	6/22/2020	\$1,850,000	2/22/2021	\$667
	<p>Amazing value! Walls of glass in large living and dining areas bring in abundant light and gorgeous views of Sarasota Bay in this custom designed and upgraded private 2773 sq ft. corner unit. European oak flooring throughout. Stunning open floor plan, modern design elements and exquisite finishes combine to create a striking, yet functional living space. Feels like a house. The sleek custom gourmet kitchen boasts contemporary cabinetry, quartz countertops, an appliance garage, stainless steel Bosch and SubZero appliances and a large island. Wet bar with wine cooler. The laundry room has additional cabinets and a second refrigerator. Additional storage is no problem with a custom storage closet. The large master suite offers its own balcony, large well designed closets and beautiful custom wood vanities in the master bathroom. Two additional large bedrooms with custom ensuite baths are located away from the main living area providing privacy for guests or for an office. Lutron electronic shades and lighting system throughout the unit. 2 car private garage. Electric grills permitted on balconies. Sansara, built in 2016 is a beautifully designed contemporary boutique condominium with only 17 units, an exquisitely landscaped pool, and top of the line fitness center. 2 blocks to Main St, 2 blocks to Bums Ct Cinema, 2 blocks to Bayfront Park, 10 minutes to the beach, 15 minutes to golf. Flood zone is X—no flood insurance required. Low price per sq ft.</p> <p style="text-align: right;"><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>							




Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	14	⓪ Pending	MLS ID: A4487954					
	111 S Pineapple Ave, Unit 1211	Condo/Townhouse/Apt. 3/4	2,448	–	1/11/2021	\$1,800,000	2/25/2021	\$735
<p>One or more photo(s) has been virtually staged. MARK Sarasota is the hottest landmark address nestled in the heart of walkable downtown. Located on the 12th floor, this luxury penthouse overlooks the downtown cityscape and features the latest in luxury design. Panoramic city vistas from floor-to-ceiling windows grace the spacious three-bedroom plus den split-floorplan. Designed for comfortable single-family living within one block of Main Street, the condominium residence's volume ceilings, multiple terraces and high-end finishes speak to the versatility today's buyer demands. A central modern kitchen with quartz countertops, large island w/breakfast bar, and stainless-steel Jenn-Air appliances encourages entertaining with plenty of streamlined-storage and easy flow into a dining room that overlooks the twinkling city lights. Daytime hosting is a delight on the terrace with summer kitchen. The seclusion of the master wing allows for the utmost in self-care and privacy with two generously sized custom walk-in closets, double vanity sink, contemporary glass-enclosed shower and private terrace. Guests receive a similar luxury with their own wing at the opposite end of the home a private bath for each. A den, laundry room and powder room complete the home. Three deeded parking spaces. MARK Sarasota is one of the newest developments in downtown. Residents enjoy premier amenities, including lap pool, club room with catering kitchen, state-of-the-art fitness center, and newsroom with coffee bar.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	15	⓪ Pending	MLS ID: A4485812					
	770 S Palm Ave, Ph 1	Condo/Townhouse/Apt. 2/2	1,597	62,846	12/14/2020	\$1,695,000	2/17/2021	\$1,061
<p>The only penthouse in downtown Sarasota with 270-degree unobstructed views of Sarasota's epic waterfront - from Longboat Key to Siesta Key to West of Trail. You will not find another view like this, ever. You've got to see it to believe it. When your penthouse provides a panorama like this, you need an interior that matches the splendor of the dramatic setting. This penthouse has been stylishly rebuilt from the studs to the high-end contemporary finishes. TR's chic. Foundational improvements include wall/floor/ceiling soundproofing, electrical wiring, plumbing, A/C and ductwork, sprinkler system, recessed LED lighting and water filtration. Luxury appointments include limestone/mica wall treatment in living areas, level 5 drywall in bedrooms/baths, solid core doors with concealed hinges, automated shades on all windows, high-end kitchen, built-in bar with wine cooler and Miele coffee station, artisan concrete countertops, and walls of glass that lead to a wraparound balcony. The master bedroom features amazing wall-to-wall views and an exquisite bath with dual ramp sink, an elevated bathtub with integrated lighting and sound, and mother of pearl accent walls. The open kitchen also has panoramic views and features two-tone modern cabinetry by Cucine Ricci, Miele appliances, Blanco sink, large center island with custom concrete top, fiber-optic twinkle lights in concrete counter and backsplash, and concealed TV in the island with swivel mechanism. Embassy House is the southernmost condominium on Marina Row, close to everything that makes Sarasota one of the best places to live and visit - the Bayfront, Selby Gardens, beaches, marina, airport, dining, shopping and the arts. Amenities include a secure building, newly renovated lobby with recreation area, conference room with kitchenette, exercise room and heated bayside pool. This singular downtown Sarasota penthouse is ready to welcome you home.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								
	16	⓪ Pending	MLS ID: A4491057					
	111 S Pineapple Ave, Unit 915	Condo/Townhouse/Apt. 3/4	2,122	–	2/10/2021	\$1,675,000	2/21/2021	\$789
<p>Welcome to the luxury urban lifestyle found at the MARK Sarasota - one of Sarasota's newest gems located in the heart of downtown Sarasota. Panoramic views sweeping from Sarasota Bay to the downtown cityscape enhance this 9th floor, three en-suite bedrooms plus Den corner residence. The modern design boasts volume ceilings, floor-to-ceiling windows, high-end finishes plus upgraded custom light fixtures and window treatments. An efficient kitchen, sleek in design, is accented by luminous calacatta marble and gold backsplash, stainless-steel Jenn-Aire appliances including a built-in induction oven, plenty of storage, and a large quartz island- a great space for entertaining. The Great Room, enhanced with designer wall-coverings and fireplace for ambiance opens to the covered terrace - a perfect place for capturing Sarasota's many remarkable sunsets. A generous Master Bedroom suite decorated with a custom chandelier offers a walk-in closet, private terrace and a luxurious en-suite Master bath with separate vanity sinks and glass shower enclosure. The den/ living room, located off of the entry foyer, is framed by elegant custom millwork with accent lighting and serves as home to the 60 bottle custom built-in wine storage. A powder room, laundry room, custom closets, 2 car garage parking and additional storage room offer practical conveniences. The Mark is nearby a plethora of restaurants, shops and galleries. Sarasota's bay front and marina, Opera House, Library and Whole Foods are just a few blocks away. Residents enjoy State-of-the-art amenities including a fitness center, lap pool, cabanas, outdoor grill and kitchen, club room with catering kitchen and bar, and Attended Lobby.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								







Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	17  Pending	MLS ID: A4485818						
609 Golden Gate Pt, Unit 301	Condo/Townhouse/Apt.	3/4	2,750	–	12/15/2020	\$1,535,000	1/30/2021	\$558
<p>Striking, almost new third floor unit with marvelous city, water and marina views. This elegant residence delights with lots of natural light, an open, spacious floorplan with over 2,700 sf living space and three terraces accessible from the great room and all bedrooms. THE PEARL offers stringent construction standards, combined with graceful and contemporary architecture. Only 8 units and no adjoining walls between the residences, poured concrete construction, easy slide impact and thermal glass, and a key fob elevator provides access to your private foyer. 11' ceilings, tall impact windows and sliders infuse the interior with natural light, all three bedrooms offer en-suite baths, additional den/office, fully equipped laundry room and powder room. Fabulous kitchen with center island, high end appliances, including natural gas 6-burner cooktop with vented hood, built-in refrigerator, separate oven & microwave, Eurotech wood cabinetry and quartz counters. Luxurious owner suite with Spa like bathroom. Private, oversized 2-car garage, a tropical pool area with hot tub and grill area. THE PEARL is pet friendly, located in the highly sought-after Golden Gate community, surrounded by water. Literally only a stroll away from Sarasota Bayfront, Ringling Bridge as a gateway to Lido and Longboat Key, and everything Downtown Sarasota has to offer with its plethora of shops and dining venues, art galleries, theaters and cultural events.</p> <p><i>Listing Courtesy of BERKSHIRE HATHAWAY HOMESERVICES FLORIDA REALTY</i></p>								
	18  Pending	MLS ID: A4491374						
1155 N Gulfstream Ave, Ste 808	Condo/Townhouse/Apt.	2/3	1,700	540	2/12/2021	\$1,529,000	2/24/2021	\$899
<p>Endless sunset views over Sarasota Bay and a prized location in one of downtown's most sought-after luxury condominiums, this stunning two-bedroom residence promises the best in design and amenities. Enter from your private elevator and foyer to unobstructed panoramic water views through 10' floor-to-ceiling walls of glass and enjoy a Florida lifestyle unlike any other. This understated but elegant condo is awash with abundant natural light throughout the day which accentuates the open floorplan, wide-plank hardwood floors and volume ceilings. Highly coveted views of the marina and keys are enjoyed through glass sliders and on the private 400 sf terrace, perfect for taking in the skyline and impressing guests over evening drinks or morning coffee. The gourmet kitchen with European cabinetry, top-of-the-line appliances, durable quartz surfaces, and bespoke backsplash is an epicurean dream. Sinful self-indulgence is fully realized in the generous master suite with captivating views, custom electric shades, and closets with ample storage and linen spaces. Both bedroom suites feature luxe, spa-like baths with Grohe fixtures. A separate laundry room keeps your main living area clutter-free. The residence has two deeded parking spaces and a private storage unit. Boasting arguably the best views and amenities in the city, VUE Sarasota offers residents a 24-hour concierge, valet, club room, conference room, state-of-the-art fitness center, large private dog park, resort-style saltwater heated pool, jacuzzi spa, outdoor lounge area and more. A short walk into the heart of downtown or a 4 min drive to St. Armands Circle and Lido Beach to enjoy the restaurants, rooftop bars, cafés and shopping that have made Sarasota one of the most desirable cities in the US. A wonderful home, pied-a-terre, or a great investment.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	19  Pending	MLS ID: A4490489						
1255 N Gulfstream Ave, Apt 1408	Condo/Townhouse/Apt.	2/2	2,055	67,186	2/4/2021	\$1,494,000	2/7/2021	\$727
<p>Location, location, location. Bay Plaza is an iconic 100-unit, luxury condominium complex offering the buyer the best of both worlds â a walk to everything â downtown location and unobstructed, spectacular, 180° views of Sarasota Bay. The spacious balconies, of this corner unit, offer panoramic views of the bay from Big Pass to the Ringling Bridge and beyond to the Keys. From one of your two balconies, enjoy the busy harbor, the New Year's Eve and 4th of July fireworks as well as the Christmas boat parade. Close to everything downtown offers including great restaurants, boutique shopping and galleries, the opera and library and Whole Foods. Every room in this stunning, 2,100 square foot, 2-bedroom/2-bathroom + den has a water view. The gracious residence was completely remodeled in 2019 and features solid wood kitchen cabinets with LED lighting, an enormous walk-in pantry, Sub-Zero, JennAir and Whirlpool appliances, 24"x24" porcelain tile throughout and a huge walk-in master closet. Windows have remote-controlled shades and, the sliding glass doors are impact resistant. The building offers luxury amenities including 24/7/365 valet and concierge services, 2 deeded parking spaces, car charging stations, a library and media center, heated pool and spa, an outdoor grill, a well-appointed fitness center, and both women's and men's saunas and steam rooms. Don't miss an opportunity to own a piece of heaven. Make an appointment today to view this treasure.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								







Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.	
	20	🕒 Pending	MLS ID: A4483969						
	711 S Palm Ave, Unit 401	Condo/Townhouse/Apt.	3/3	2,124	27,974	11/17/2020	\$1,479,000	2/12/2021	\$696
<p>7 One One Palm. Brand new, never lived-in and move-in ready, this spacious 3BR, 3BA, 4th floor end-unit condominium residence is positioned high enough in the building to provide partial views of Sarasota Bay and long views of Palm Avenue, one of Downtown Sarasota's most favorite residential streets. This boutique building has only 16 residences and is located on quiet, tree-lined street just steps away from downtown Main Street, Selby Gardens, Burns Court, and the Sarasota Bayfront park and marina. The modern and open design of this one-level residence gives the feel of a single-family home. The large balcony provides views of Sarasota Bay and tree-lined Palm Ave. The contemporary features in this residence include 10 foot ceilings, impact low-E glass windows and door, 8 foot solid core interior doors, imported Italian cabinetry, Bosch stainless steel gourmet appliances with gas cooktop, French door refrigerator with dual bottom freezer, built-in convection oven and built-in microwave/convection oven combo, upgraded single bowl sink, modern Caesarstone countertops, and upgraded wood-look porcelain tile through the main living area. The owner's suite affords two walk-in closets with built-in wardrobes, 2 separate vanities, a large walk-in shower, and linen closet. Other upgrades include Hansgrohe bath accessories, polished edge mirrors, additional lighting package, built-ins in the laundry room with laundry sink, and custom window shades on all windows. The building amenities include a lushly landscaped palm lined terrace and inviting resort-style hideaway with an over-sized pool, spa, private cabanas, fire table, and gas grills, a dog park, fitness center, and electric car charging station. This residence comes with 2 covered garage parking spaces. Whether you wish to spend time on the beautiful Suncoast beaches or partake in Sarasota's rich cultural life, everything is easily accessible from your 7 One One Palm home. Take a stroll to the farmer's market or Whole Foods, enjoy afternoons and evenings at the many art galleries and sidewalk caf��s, experience an international opera or original play, or enjoy a starlit walk through Island Park with its breathtaking views of Sarasota Bay. Call today for a private showing.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>									
	21	🕒 Pending	MLS ID: A4486560						
	300 S Pineapple Ave, Unit 202	Condo/Townhouse/Apt.	2/3	2,097	15,748	12/18/2020	\$1,375,000	2/24/2021	\$656
<p>An urban oasis at Sansara, located in downtown Sarasota. The exceptional appeal of this residence revolves around a stunning private lushly landscaped terrace of more than 1,500 square feet with southern exposure. A unique resort-style modern Zen environment featuring outdoor dining and lounge area around the natural gas fire pit surrounded with integrated LED lighting, water fountain, drip irrigation and a private gate for direct access to the Sansara pool. Inside, an open floor plan with 10-foot ceilings and fully retractable glass window walls harmonizes indoor & outdoor living. Sansara, a luxury urban retreat encompasses 17 deluxe residences with Zen-like aesthetics, a relaxing pool, private spa, poolside cabana, fire pit, outdoor kitchen with bar and a private gym.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>									
	22	🕒 Pending	MLS ID: A4489633						
	1155 N Gulfstream Ave, Ste 707	Condo/Townhouse/Apt.	2/3	1,565	77,934	1/29/2021	\$1,349,000	2/16/2021	\$862
<p>Poised above Sarasota's bustling downtown, live luxuriously in this sophisticated and furnished VUE residence showcasing chic finishes, breathtaking vistas and grand spaces. Enter to a bright and open living area that blends sleek aesthetics with posh features for a clean and modern atmosphere. A wall of glass expanding the length of the living area allows you to feel as though you live on top of the world with endless water and skyline views. Large 24" by 24" Nuetra white Porcelain tile floors in the great room create a stunning accent to the kitchen graced with wood cabinetry, pure white Quartz countertops and waterfall-edge island, opaque glass cabinet doors and stainless appliances including an induction cooktop. The vast open-air balcony boasts peaceful bay views to enjoy boats cruising the waterway and mesmerizing sunsets in the evening. Visitors will appreciate their stay in the guest bedroom featuring a Murphy bed with cabinetry and resort-worthy guest bath including Marion Calacatta Gris Porcelain tile on the floors and shower. The master suite is truly your sanctuary for self-indulgence presenting a wall of floor-to-ceiling windows, engineered wood floors and en-suite bath featuring Mountain Glacier Porcelain tile floors and shower, and dual sinks. Not leaving out a single detail of thoughtfulness, even the laundry room offers convenience with white Quartz counters, Nolte Manhattan Holzpore Magnolia cabinetry, Nuetra porcelain tile floors, and Whirlpool Duet front-loading washer and dryer. The VUE offers phenomenal amenities within the heart of Sarasota, including 24-hour concierge service; a state-of-the-art fitness center, large clubroom with meeting room, Club Bar, and catering kitchen; property management office; resort-style pool and whirlpool spa with seating for six; outdoor BBQ area; expansive deck; gas fire pit; and complimentary valet for guests and wireless internet access. This seventh floor unit is complete with two parking spots and an air-conditioned storage unit. Fully furnished and move-in ready. Welcome to living in paradise city.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>									







Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.	
	23  Pending	MLS ID: A4481859							
	400 Quay Cmns, #611	Condo/Townhouse/Apt.	2/3	2,082	42,689	10/23/2020	\$1,299,000	2/24/2021	\$624
<p>Pre-Construction. To be built. Pre-construction. To be built. Get centered at Sarasota's newest luxury address. Located in Sarasota's downtown Bayfront at the Quay, this 18-story luxury residential tower is for those looking for a walkable lifestyle surrounded by a vibrant arts and entertainment scene. These spacious condominiums will overlook the exciting Bay Park and the downtown skyline with corridor views of the water from every unit. This unit is a roomy 2,082 square foot 2-bedroom, 3-bath residence with 10' ceilings, floor-to-ceiling windows and sliders to a spacious 10' deep, 475 square foot terrace with glass balcony railings showcasing Sarasota's most sparkling views looking to the southwest out to Sarasota Bay. Kitchens will be designer coordinated with European cabinetry, quartz countertops and premium stainless steel appliances. The owner's suite features walk-in closets and luxurious spa-like bath retreats with Grohe fixtures. Amenities include a state-of-the-art fitness center and a movement studio for personal or group classes. The 5th level showcases an elevated resort-style pool and spa, entertainment areas, an outdoor kitchen, a dog park and much more. Bayso residents will also have an on-site property manager, 24/7 front desk attendants and access controlled entry making this a true lock-and-leave. Appointments can be made for in-person showings or through a virtual presentation. Request yours today.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>									
	24  Pending	MLS ID: A4487948							
	1233 N Gulfstream Ave, Unit 801	Condo/Townhouse/Apt.	2/3	1,940	17,826	1/15/2021	\$1,275,000	2/17/2021	\$657
<p>A rare opportunity to acquire your own corner of the sky in this highly desirable building on Sarasota's famed bayfront with panoramic views of the bay, marina, Island Park, Ringling Causeway, and the Gulf of Mexico. This being a corner unit with three exposures also offers an urban vibe with views of the city below. Marina Tower, located in the heart of Sarasota's theatre & restaurant districts without having to cross a busy highway or tumultuous intersections, has the added advantage of being a full service building with concierge, updated fitness center, catering kitchen, recently beautifully remodeled lobby and social room and guest suite for your overflow visitors. Cellini Series Cabinetry, designed for the most discriminating consumer, is found throughout the kitchen and baths, as part of the original design of this unit under the creative eye of local designer Sally Trout. This particular unit comes with semi-private elevator, two en-suite bedrooms, spacious living room for entertaining and two in-building garage parking spaces.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>									
	25  Pending	MLS ID: A4490274							
	988 Blvd Of The Arts, Apt 1914	Condo/Townhouse/Apt.	2/2	1,729	121,888	1/30/2021	\$1,200,000	2/15/2021	\$694
<p>Penthouse in the sky with views from Siesta Key to Anna Maria Island to the Gulf of Mexico. There are only 4 penthouse Van Goghs at Condo on the Bay and they rarely become available. This 19th floor condo is the popular Van Gogh model with wrap around windows, 10 ft ceilings and a spectacular view from every room. The gracious entryway guides you to the water. The kitchen was renovated with luxury contemporary Neff cabinetry found in the highest end homes in the country. SS appliances, granite counters and a built-in Miele espresso/coffee maker. The large dining area opens to your lanai increasing your entertainment space. New hurricane impact sliders have been installed and the windows have been opened so they are 4 high throughout unlike the other floors that have only 3 rows of windows. The large master ensuite includes a walk in shower, double sinks and a large custom master closet. In addition you can enjoy your own private bedroom lanai. The floors are a combination of natural limestone and bamboo. The guest bedroom is large enough to use as a combo office/guest room and also has a large walk in closet. The guest bath has a tub/shower. At Condo on the Bay you can have it all....enjoy the conveniences of downtown living and the perks of living waterfront. The condo is located on a 9 acre gated peninsula with lushly landscaped grounds. Walk out your front door to jump on your boat or kayak, fish off the dock or lounge at one of our resort style pools. Take a walk or bike to downtown to enjoy our many restaurants, theatres, art galleries, music, festivals, farmers market...Next door is the "Bay Park Sarasota" a 53 acre world class park which will include observation piers, walking paths and a new performing arts center.. Behind the building across the canal is the Ritz Carlton/Hyatt yacht basin which is undergoing a transformation into a shopping/entertaining area. 24 hour security is provided and a concierge is on duty everyday from 8-6. Looking to make friends? there are a variety of organized social activities in this friendly community, from yoga, water aerobics, walking groups, card clubs, get together on the sky decks for no reason, etc. Condo on the Bay is located 4 miles from the airport, 2 miles from Lido Beach and Armands Circle & 6 miles from Siesta beach. See drone lifestyle video 2. parking spot 37.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>									


Pending: 50 (cont.)


	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	26  Pending	MLS ID: A4489656						
111 S Pineapple Ave, Unit 712	Condo/Townhouse/Apt.	2/3	1,559	–	1/31/2021	\$1,172,000	2/1/2021	\$752
<p>Perfection is in the details. Impeccable taste and over 75,000 in upgrades. The view from this 7th floor southern exposure condo allows you to watch the waves breaking as the PASS flows out to the Gulf of Mexico in the distance. The Sellers never expected this wonderful view but, has enjoyed the magnificent Sunsets. Just high enough over the pool to feel the organic treetop feel of the all the greenery down to the Bay. A true delight.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANYY</i></p>								
	27  Pending	MLS ID: A4469953						
1255 N Gulfstream Ave, Apt 1107	Condo/Townhouse/Apt.	2/2	1,672	–	6/17/2020	\$1,000,000	2/14/2021	\$598
<p>** VIRTUAL SHOWING AVAILABLE ** https://bit.ly/VirtualShowing1255NGulfstreamAve1107 SPECTACULAR VIEWS AND A STUNNING RENOVATION; AS SEEN ON TV! This spacious downtown residence was showcased on House Hunters Seaside in Sarasota (Season 36). Viewers of HGTV's most watched program were mesmerized by its transformation orchestrated by an esteemed interior designer. It also gained local notoriety when it was featured in an article for the Herald Tribune. More than just hype, this 2-bed, 2-bath, 2-balcony urban dwelling is worthy of the accolades and boasts a completely renovated open plan overlooking 11th floor bay views. Elegant hardwood flooring welcomes your guests into the main area with gorgeous lighted mirror-built ins. A striking granite breakfast bar (with drop lights) flows effortlessly into the kitchen counter tops with a cascading backsplash. A complimentary glass tiled knee wall pairs with the adjacent wine bar. Rich furniture quality wood cabinetry in the kitchen has task lighting, an abundance of storage, and pantry space. State-of-the-art stainless-steel appliances include brand names like Fisher Paykel, Bosch, Kitchen-Aide & Sharp, a double drawer dishwasher and an under-cabinet microwave. There are also stainless-steel and frosted glass uppers and a matching apron sink. The guest wing can be privately separated from the living area with a frosted glass barn door. The lovely updated bath has a walk-in shower, river rock accents, a vessel sink and floating teak cabinetry. The en suite bedroom overlooks bay views and has access to the open-air, tiled main level balcony. The Owner's Retreat has its own private balcony overlooking sensational bay and marina views, as well as a walk-in closet. A spa-like master bath has a designer mirror, twin teak vessel sinks, and the same floating teak cabinetry found in the guest bath. A water closet has a large walk-in, glass enclosed shower and lavatory. The plumbing was redone throughout and the electrical renewed with premium light switches and stylish fixtures. A convenient service door enters directly into the laundry area with a washer and dryer. Plantation shutters disguise the hurricane protected windows customary for the building. There is also assigned covered parking for one car and plenty of additional parking. Nestled in one of the most esteemed, secure and architecturally significant downtown buildings in Sarasota, you can enjoy 24-hour concierge, 24-hour valet services, EV charging stations, an elegant lobby, fitness center, hot tub, swimming pool, media room, outdoor grill and more! Immerse yourself in the active social lifestyle that is downtown Sarasota. Bay Plaza is perfectly situated for personal viewing of the 4th of July fireworks at Marina Jacks from the comfort of your own balcony. Whole Foods, the Theatre and Opera and your choice of excellent restaurants are close by. This prime location is close to virtually every cultural event that the city has to offer and only minutes to St. Amands Circle, Longboat Key, and your choice of any one of Sarasota's attractive beaches. Please note that the furniture is negotiable.</p> <p><i>Listing Courtesy of CANDY SWICK & COMPANYY</i></p>								
	28  Pending	MLS ID: A4485110						
111 S Pineapple Ave, Unit 1019	Condo/Townhouse/Apt.	2/3	1,575	–	12/1/2020	\$995,000	2/2/2021	\$632
<p>Named one of the "Best Places to Live" in the nation, experience the unmistakable allure of downtown Sarasota. Mark Sarasota delivers an enviable address within walking distance to restaurants, galleries, open air weekend festivals, grocery shopping, Sarasota Opera, Florida Studio Theatre, and so much more. Perched on the 10th floor, this two-bedroom with den condominium offers a modern layout accented by sweeping city views from floor-to-ceiling windows. Friends will love stopping over before dinner or a show for cocktails on the oversized balcony. The clean-lined kitchen boasts beautifully contrasting rich wood and white cabinetry, stone surfaces, and large island with breakfast bar - a warm and inviting space for cooking, conversing, or steeling a bite of tomorrow morning's freshly baked pastry. Retreat to the master suite for a luxurious atmosphere, complemented by a magnificent master bath with huge marble shower and dual vanity. The amenities of Mark Sarasota are in a class by themselves offering an elevated resort-style lap pool, private cabanas, club room with catering kitchen and bar, state-of-the-art fitness center, and even a new room offering coffee and news of the day. Secured parking with two parking spaces, access-controlled lobby and elevators, and 24-hour concierge. This prime downtown location affords convenient access to cultural venues, art galleries, boutiques, and world-class restaurants.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANYY</i></p>								

Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.	
	29  Pending	MLS ID: A4489744							
	1525 Oak St, #15	Condo/Townhouse/Apt.	3/3	1,910	–	1/27/2021	\$975,000	2/21/2021	\$510
<p>Maintenance free living in historic downtown Burns Court. Enter this two-story townhouse condominium through a private gate located on a quaint and quiet side street. The gracious entry into the open floor plan immediately strikes you with the quality of the construction and the top of the line finishes. The living room has a gas fireplace, high ceilings throughout the home, solid core 8-foot doors, wood and marble floors, impact resistant doors and windows, custom draperies and valances, and custom cabinetry are all standard throughout the home. The kitchen boasts Viking appliances, a pot filler over the 6-burner gas range, granite counter tops, and custom tiled backsplash. Sliding glass doors lead to an enchanting courtyard and gardens, with a fountain, firepit, spa, and heated swimming pool. Two secure covered parking spaces and a storage locker complete the external amenities. Back inside, the second floor has three bedrooms each with their own balcony and all with beautiful hardwood floors. The owners' suite overlooks the courtyard and includes a generous walk-in closet. The private bath is luxurious with limestone floors and shower, his and her sinks, and a separate soaking tub. To top off the convenience factor, there is a separate laundry room with full-sized washer and dryer. This home has been lovingly cared for and only lightly lived in as a second home. This is the perfect urban oasis with a neighborhood feel, convenient to downtown Sarasota, the Bayfront, an abundance of shopping, restaurants, groceries, Selby Gardens, Saturday Farmer's Market, theaters, art galleries, and all that Sarasota has to offer.</p> <p style="text-align: right;"><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>									
	30  Pending	MLS ID: A4492748							
	211 Cosmopolitan Ct	Condo/Townhouse/Apt.	3/4	2,586	1,636	2/26/2021	\$950,000	2/26/2021	\$367
<p>One or more photo(s) has been virtually staged. Virtually staged. Whether you are a full-time or seasonal resident, this home is perfect for entertaining or just relaxing. The townhouse has a spacious two-car garage and private elevator and boasts three bedrooms, three full and one-half bath, along with a bonus room. Offering stylish urban living and upgraded features throughout, this unique residence includes Miami-Dade impact-rated windows and doors, Bosch appliances with natural gas cooktop, Caesarstone quartz countertops, German Hansgrohe plumbing fixtures as well as Lube Italian kitchen and bath cabinetry. Discover 8-foot solid core, Rosewood interior doors, volume ceilings, stylish freestanding soaking tubs, spacious showers, and large closets. Plenty of natural light cascades throughout every room. There is premium porcelain tile and carpet flooring, multiple terraces, and a tankless hot water system. The townhouse is titled fee simple ownership, thus you will own the land your residence is built upon. The monthly fees are some of the lowest downtown at only \$273 per month. It's just a walk away to fine restaurants, specialty stores, banks, or movie theaters. You are close to Whole Foods Market, the downtown Sarasota waterfront, sandy beaches, and the theatrical arts. A hosted Open House 24/7 property tour of a sample Q unit can be seen at https://vimeo.com/435132587/a70e91fff6</p> <p style="text-align: right;"><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>									
	31  Pending	MLS ID: A4492752							
	257 Cosmopolitan Ct	Condo/Townhouse/Apt.	3/4	2,586	1,353	2/19/2021	\$950,000	2/26/2021	\$367
<p>One or more photo(s) has been virtually staged. Live on three levels in beautiful Sarasota just a walk away to everything the city has to offer. The ultra-contemporary townhouse is perfect for relaxing or entertaining whether you are a full-time or seasonal resident. This unique residence has a private elevator, two-car garage and boasts three bedrooms, three full and one half bath, along with a bonus room. Offering stylish urban living and upgraded features throughout, the townhouse includes Miami-Dade impact-rated windows and doors, luxurious Lube Italian kitchen and bath cabinetry, Bosch appliances with natural gas cooktop, Caesarstone quartz countertops and German Hansgrohe plumbing fixtures. You will also discover 8-foot solid core, Rosewood interior doors, volume ceilings, a stylish freestanding soaking tub, spacious showers and large closets. Premium porcelain tile and carpet flooring, multiple terraces, a tankless hot water system and plenty of natural light cascading throughout every room. Because the townhouse is titled fee simple ownership, thus you own the land your residence is built upon, and the monthly fees are some of the lowest downtown at only \$273 per month. A quick walk to get to fine restaurants, specialty stores, banks or movie theaters. You are close to Whole Foods Market, the downtown Sarasota waterfront, area beaches and the theatrical arts. Please visit https://vimeo.com/445643391/70809c2c72 for a tour of a Q unit.</p> <p style="text-align: right;"><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>									







Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	32 Pending	MLS ID: A4486187						
	101 Sunset Dr, Apt 103	Condo/Townhouse/Apt. 2/2	1,736	–	12/14/2020	\$949,000	2/23/2021	\$547
<p>Sarasota Modern architecture and breathtaking SARASOTA BAY VIEWS await you in this 2-bedroom 2-bath Lawrence Point residence. Tucked behind the Ritz Carlton, this boutique complex of three low-rise buildings with only 42 units sits on the water's edge. Designed by Tim Siebert, one of the founders of the Sarasota School of Architecture, the unit features floor to ceiling glass and an open floor plan. The new kitchen boasts quartz countertops, enameled custom cabinetry, stainless appliances, a pantry, and a laundry room. The owner's suite has a 48 sq ft private balcony, custom closet, sleek master bath with dual sinks, Cucine Ricci cabinets, and European fixtures. The spacious guest bedroom has 2 large closets. The guest bath has a polished concrete counter and shower and European fixtures. Additional features include hand-scraped Brazilian cherry wood floors in bedrooms, grey porcelain plank tile, tempered glass balcony rail, hurricane glass, and shutters, grand pool on the edge of the Bay, clubhouse, covered parking (space closest to the front door), guest parking, climate-controlled storage, gated entry, and on-site manager. Private gate to Ritz Carlton. Grab a drink at Jack Dusty's or join the spa and fitness center and work out in luxury. Walking distance to Marina Jack's, downtown restaurants, shopping, theaters, and a bike ride to St. Armands Circle and Lido Beach. Beat traffic with entrances from US 41 or Gulfstream Avenue. Low fees and pet-friendly. AC has an air scrubber with UV anti-mold light.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>								

	33 Pending	MLS ID: A4492179						
	800 N Tamiami Trl, Unit 1701	Condo/Townhouse/Apt. 2/3	1,830	–	2/22/2021	\$940,000	2/25/2021	\$514
<p>Experience the breathtaking water views of Sarasota Bay and the Gulf of Mexico from this 17th floor penthouse end unit. This luxury residence enjoys two wrap around balconies à Sunrises and city views to the east and Sunsets over the water to the west. This unit could easily be compared to a surrounding newer waterfront condo with its contemporary design. The residence was beautifully updated with quality & detailed finishes. The open bright living space with corner windows has Hunter-Douglas light reflective window treatments, tray ceilings, crown moldings and 18" tile throughout. The Cucina Ricci kitchen features include; 12' waterfall counter, extended 6' Caesar stone table top, eat in area with window that also serves as a desk, easy glide soft close drawers, gas cooktop/range (exclusive to PH units), Whirlpool microwave, Liebherr refrigerator, Miele dishwasher, extra deep stainless steel sink with Hansgrohe faucet, recessed spot lights, custom designed 7' LED hanging fixture and recessed push plugs. This popular floor plan has a spacious foyer & powder m/half bath. The hallway leads down to the 2nd bedroom, bath, laundry area ending at the private master suite. The master has two custom closets and an en suite bath that was extensively updated with Italian porcelain flooring, a seamless glass walk in shower, free standing tub, dual vanities with custom cabinetry and quartz countertops. Wake to the sunrise from the walk out balcony and enjoy the city lights at night. So perfectly located à Alinari is part of the vibrant, walkable urban community of the Rosemary District with cafes and shops. It is also very near Main Street restaurants, cafés, theatres, shops, Whole Foods, bike trails and Marian Jacks. Now it is conveniently situated directly across from the highly anticipated THE BAY with Phase 1 to be completed soon. Alinari is a downtown Sarasota pet friendly residence that lives like a resort with the largest downtown condo pool deck and lap pool. Other amenities incl. whirlpool spa, fitness room, massage room, saunas, wine cellar, billiards and game room, bike storage, zen garden, outdoor grill, 2 conference rooms, theater, 24 hour access to community computers/printer shredder, lending library, gathering/social room, 24 hour concierge, on site manager, secured parking, three guest suites and newly landscaped private residential park. Don't miss this opportunity to be a part of the new exciting Alinari neighborhood. Facetime showings available.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								

	34 Pending	MLS ID: A4485998							
	617 Madison Ct	Single Family	3/2	1,515	5,000	12/11/2020	\$939,500	2/5/2021	\$620
<p>NEWLY COMPLETED HOME IN LAUREL PARK! This ready-to-live-in 3 bedroom, 2 bath home with high end finishes, naturally aged oak flooring throughout, PGT windows, quartz countertops and designer lighting. The open plan provides loads of natural light amidst mature trees and lush landscaping. The home is positioned on a quiet cul-de-sac street and is not in a flood zone. The kitchen has a generous center island, Viking appliance package with natural gas cooking and an abundance of storage. Tongue and groove ceilings in the carport and entryway make for a nice touch. Move right in and begin to immediately appreciate your friendly neighbors and exceptional location near to downtown's activities, Selby Gardens, Sarasota Art Museum, Sarasota Opera, dining and shopping venues, Saturday's Farmer's market and the magical Sarasota bayfront! The neighborhood boasts it's own pocket park/playground on Laurel Street and a kayak launch at the end of Ohio Place.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>									

Pending: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	35  Pending	MLS ID: A4489903						
	97 Sunset Dr, Apt 202	Condo/Townhouse/Apt. 2/2	1,736	–	1/29/2021	\$879,000	2/2/2021	\$506
	<p>Plan your escape from the excitement of downtown to this whimsical waterfront retreat in Lawrence Pointe. Resplendent with the creative charm and romance of vintage Florida gentry, the custom, meticulously considered interiors of this 2BR/2BA residence perfectly complement the drama of the sparkling bay beyond, which is seemingly invited inside through an abundance of glass. Gorgeous polished white marble porcelain tile floors flow from room to room of the desirable floor plan, as bold, modern master paint colors and English Lincrusta dado create an unrivaled ambiance of character, style and panache. All bedrooms are enhanced by stunning water vistas, including the master suite which boasts designer guild London wallpaper and master bath with a pedestal soaking tub and extensive custom tilework. The distinctive design continues in the kitchen, which boasts striking Ubatuba granite counters, white shaker cabinets with glass panels, tray ceilings, custom glass backsplash, a breakfast bar and updated vintage-style appliances. Set in a world-class location in the heart of downtown, just a stroll from cultural attractions and a short drive to St. Armands Circle and beaches, Lawrence Pointe offers residents a full menu of resort-style amenities, including on-site management, a bay front pool, a clubhouse and deeded under-building parking. A pet-friendly community!</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>							
	36  Pending	MLS ID: A4487974						
	50 Central Ave, #14B	Condo/Townhouse/Apt. 2/2	1,671	20,615	1/8/2021	\$875,000	2/5/2021	\$524
	<p>Perfectly located in the heart of downtown Sarasota, this beautiful unit at Plaza Five Points features 1,671 SF, a fabulous terrace (29' x 11') with water views, 9' ceilings, floor to ceiling impact resistant windows and doors, double door entrance to an open floor plan with split bedrooms, 2 baths, 2 parking spaces, and an oversized climate controlled storage. The kitchen has wood cabinetry with pull-outs, granite counter tops, stainless steel appliances, built-in oven & microwave and the fan above the cooktop is vented outside. The master suite has 3 closets, one closet has been configured as a small office space which could be converted back to a walk-in closet. Spacious master bath with tub and separate shower, 2 sinks and a separate water closet. Each bedroom has access to the terrace. All windows have electric shades. Plaza at Five Points is an intimate pet-friendly building of 49 residential units that provides valet parking and state-of-the-art amenities located on the tenth floor which include a resort like heated pool and spa, a grilling area and screened in gazebo with a fireplace, plus an inviting club room with a catering kitchen, conference room, guest suite and fully equipped fitness center. Ideally located in the epicenter of downtown Sarasota and adjacent to Starbucks and Whole Foods, the Plaza is 100% walkable to satisfy most of your daily requirements, dining or having cocktails with friends, shopping for that perfect gift or outfit, entertainment (Opera House, Florida Studio Theatre, galleries or the Library) and only 2 blocks to the bayfront, 5 minute drive to Lido Beach & St. Armands Circle, and 15 minute drive to the airport.</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>							
	37  Pending	MLS ID: A4488956						
	1350 Main St, Unit 1504	Condo/Townhouse/Apt. 2/2	1,336	–	1/20/2021	\$849,500	2/15/2021	\$636
	<p>At downtown Sarasota's most popular and vibrant crossroads, Main St. and Palm Ave., 1350 Main is heralded as a favorite condominium building due to its perfect location, professional management, courteous staff and friendly neighbors. Well located on the 15th floor with 10' high ceilings and enviable northwest views over Sarasota Bay and downtown. The smart floor plan offers split bedroom design with spacious owner's quarters, a walk-in custom closet and bath with dual sink vanity, storefront glass enclosed shower and a soaking tub. The kitchen sports new quartz countertops with eat-at bar, clear glass subway tile backsplash, under counter lighting all opening onto adjoining dining room. Neutral ceramic tile, millwork throughout and a terrace which will likely be your favorite spot to take in gorgeous sunsets. This residence is a comfortable fit whether you are looking for a primary home or winter residence. 1350 Main is undergoing a common area revitalization with great amenities including a heated pool and spa, pool-side grilling area complete with an extensive herb garden, a well-equipped gym, meeting rooms, extra storage, electrical source for cars, and a guest suite. Being on the favored downtown city side of US 41 provides unparalleled walkability to fine restaurants, coffee shops, bookstores, Whole Foods, retail shops, and Saturday's Farmer's Market. Only one block to the Bay front and Marina Jack and minutes to the highest peak in Sarasota: "the bridge".</p> <p><i>Listing Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>							

Pending: 50 (cont.)

38 Pending *MLS ID: A4490252*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
Condo/Townhouse/Apt.	2/2	1,555	121,888	2/1/2021	\$849,000	2/7/2021	\$546

Huge screened lanai overlooking the bay includes attached condo. This first floor condo means NO elevators and the ability for your dog to use the doggie door in the slider to let himself out onto the lanai. Plant some grass and Voila !! Located on a gated 9 acre peninsula, It is direct waterfront. No one will ever build in front of it and block your views of the bay & sunsets. This condo underwent an approx \$300K no expense spared reno in 2017 with Custom Campbell cabinetry throughout, porcelain wood like tiles throughout, convection wall oven and microwave, extra deep Blanco sink, silestone quartz, SS Kitchenaid appliances, Bosch dishwasher. All new plumbing and electrical, LED lighting, a tankless water heater, AC and whole house water softener were installed. The kitchen wall was opened to the living area which in turn opens to your 520sf screened in lanai to increase your entertainment space. The stone tiled lanai also boasts your own private entrance to the pool and a short cut to the gym. Irrigation was installed in the planting areas along with a waterfall feature. 10 ft ceilings make the condo feel even bigger. The dining room "fish chandelier" is a work of art that alone sells the condo. The closets, of which there are many, are all custom. Adjacent to the kitchen is a built in bar area with a custom live edge walnut top and a wine fridge/beverage center & freezer. The laundry area features front load GE washer/dryer. Remote controlled shades in the living area and master. The huge master ensuite boasts a spa like bath with a large walk in shower, double sinks and several closets, including a walk in. The guest bedroom is large enough to serve as a combo office & bedroom & features a wall of closets. At Condo on the Bay you can have it all.....enjoy the conveniences of downtown living and the perks of living waterfront. Walk out your front door to jump on your boat or kayak, fish off the dock or lounge at one of our resort style pools. Take a walk or bike to downtown to enjoy our many restaurants, theatres, art galleries, music, festivals, farmers market...Next door is the "Bay Park Sarasota" a 53 acre world class park currently under construction, which will include observation piers, walking paths and a new performing arts center. Behind the building across the canal is the Ritz Carlton/Hyatt yacht basin which is undergoing a transformation into a shopping/entertaining area. 24 hour security is provided and a concierge is on duty everyday from 8-6. Looking to make friends? there are a variety of organized social activities in this friendly community, from yoga, water aerobics, walking groups, card clubs, get together on the sky decks for no reason, etc. Condo on the Bay is located 4 miles from the airport, 2 miles from Lido Beach and Ammands Circle & 6 miles from Siesta beach. See drone lifestyle video 2. Parking spot 113

Listing Courtesy of COLDWELL BANKER REALTY39 Pending *MLS ID: A4489743*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
Condo/Townhouse/Apt.	3/2	1,717	-	1/27/2021	\$800,000	2/16/2021	\$466

Seize this rare opportunity to own a 3-bedroom/2-bath completely updated condominium in the heart of Sarasota's downtown bayfront district. Urban living at its finest. Surrounded by Burns Court, Marina Jack, Bayfront Park and Selby Gardens, this rare 3-bedroom/2-bath condominium was stunningly renovated to maximize beautiful views and open spaces. A neutral palette is woven throughout, from the porcelain driftwood floors, modern kitchen with KitchenAid stainless appliances and glass backsplash, to the luxurious quartz-infused granite counters. Floor-to-ceiling windows and sliding doors, all fitted with custom shades, allow abundant natural light and soothing south and west-facing water views. The generous owner's retreat has a huge walk-in closet, double sinks and spa-like shower. Two assigned parking spaces in the secured upper garage, conveniently located near the elevator, are included in addition to a climatized storage unit. The Essex House is a beautifully kept building with on-site management in a superb location on Sarasota's bayfront with top-notch amenities. The grand, completely refurbished pool deck offers wonderful space for safe, social gatherings and outdoor concerts. It also has a newer heated saltwater pool, gazebo with grill and dining area. There is an indoor club room and kitchen for private parties. The fitness room features state-of-the-art equipment and a sauna. Pets allowed up to 20 lbs. Find your sense of community here. Minimum rental 1 year with a waiting list as only 20 percent can be rented. Live the coveted downtown Sarasota lifestyle in luxury with dining, theater, opera, art galleries, shopping, farmer's market and the bay at your front door.

Listing Courtesy of PREMIER SOTHEBYS INTL REALTY40 Pending *MLS ID: A4485142*

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
Condo/Townhouse/Apt.	2/2	1,368	43,602	12/7/2020	\$799,000	2/26/2021	\$584

Situated downtown on Sarasota's beautiful bayfront, this fabulous condo has amazing panoramic views of Sarasota Bay, Marina Jacks & the Ringling bridge. It's a 2 bedroom, 2 bath corner unit with an open floor plan making it light & bright. Recently updated, the renovations include; Wilson Windows with hurricane glass, new HVAC, plumbing, electric lighting, hot water heater, all new stainless steel appliances and much more. All this and close to everything, walk to Selby Gardens, O'leary's and Marina Jacks, Burns Court and mainstreet with an abundance of restaurants and shops or take a short drive over the bridge to St Ammands Circle and Lido Key. Also just minutes away is the world renowned Siesta Key Beach with its white sandy beaches. The Royal St. Andrew features a secure lobby, on-site maintenance, heated pool and spa as well as a fitness room. This spectacular condo truly is a gem.

Listing Courtesy of DWELL REAL ESTATE

Pending: 50 (cont.)



Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
41 Pending	MLS ID: A4485565						
800 N Tamiami Trl, Unit 1007	Condo/Townhouse/Apt. 2/3	1,911	–	12/7/2020	\$799,000	2/11/2021	\$418

One or more photo(s) has been virtually staged. Unobstructed and stunning bay views from this 10th floor corner unit in a superb downtown location! Rarely available floor plan, featuring 1911 square feet, high ceilings, 2 ensuite bedrooms + office, separate dining room, 2.5 baths, wraparound balcony, laundry room, large windows and 2 parking spaces. Move-in ready, the unit is vacant and in good condition. The kitchen has white cabinets, white appliances, granite countertop and breakfast bar. There is carpeting throughout except for ceramic tiles in kitchen and baths. This is a clean palate and waiting for your décor. The lobby and common areas have been remodeled to a more modern look. Alinari offers state of the art amenities including 3 guest suites, 24-hour concierge service, a resort-style pool and spa, sauna, locker rooms, a spacious fitness center, movie theater, wine room, billiard room, business center, conference room. Conveniently located across the street from the Van Wezel Performing Arts Hall and the 53-acre park. Short distance to Main Street, Whole Foods, Selby Public Library, The Opera House, Theaters, shops and restaurants. Easy to show.

Listing Courtesy of MICHAEL SAUNDERS & COMPANY









42 Pending	MLS ID: A4489606						
1265 Blvd Of The Arts	Condo/Townhouse/Apt. 3/3	2,088	1,733	2/10/2021	\$750,000	2/11/2021	\$359









Live, work and play in Sarasota's fastest-growing neighborhood desirably located on a picturesque block in the Rosemary District, the city's fashionable art and design district, this two-story townhome offers the space and comfort of a single-family home with the maintenance-free convenience of a downtown address. Surrounded by high-end hotels and multi-million dollar condominiums, the space and location of this Valencia home offer incredible value. Stylish upgrades throughout the 2,000 square feet of interior living space include quartz countertops, crown molding, wood-grain porcelain tile, and hardwood flooring. Sleek fixtures and finishes combine with traditional elements like arched soffits and dark wood accents for modern elegance in each spacious room. The open plan of the main level creates a seamless flow between the living and dining areas and kitchen, welcoming natural light from large front windows. A large kitchen island with pendant lighting includes a breakfast bar for additional seating and entertainment space. High-grade stainless steel appliances include KitchenAid gas range and oven, LG refrigerator and vent hood. The main level also includes a half bath, a separate laundry room with high-capacity washer and dryer and direct access to the attached two-car garage. The garage is epoxy-coated to maintain neatness and includes built-in storage with ample room to stow extra belongings. Additional parking is available for rent. Upstairs, three spacious bedrooms afford a spacious layout for family or guests. Two rear-facing bedrooms each feature wood flooring, generous closets, and French double doors that lead onto the large private patio. The main suite includes an enormous bathroom with extra-wide double vanity, oversized floor tiles and spa-like shower with glass enclosure. The suite's walk-in closet includes customized built-in shelving and drawers. A French door with full-length companion windows extends the main suite's luxurious layout, opening onto a private balcony that overlooks the tree-lined Boulevard of the Arts. Low monthly fees and maintenance-free convenience underscore this home's appeal. Neighborhood amenities include eateries like The Overton and Artisan Cheese Shop, boutiques, and quick access to Whole Foods, Publix and other conveniences. For a low annual fee, Valencia residents may enjoy privileged access to luxury facilities (including pool) at the nearby Sarasota Modern hotel. Within a short distance to the bayfront, public parks, green space and downtown, this home is perfectly located for a lifestyle that blends ease and excitement in Sarasota's Rosemary District.

Listing Courtesy of PREMIER SOTHEBYS INTL REALTY



Pending: 50 (cont.)

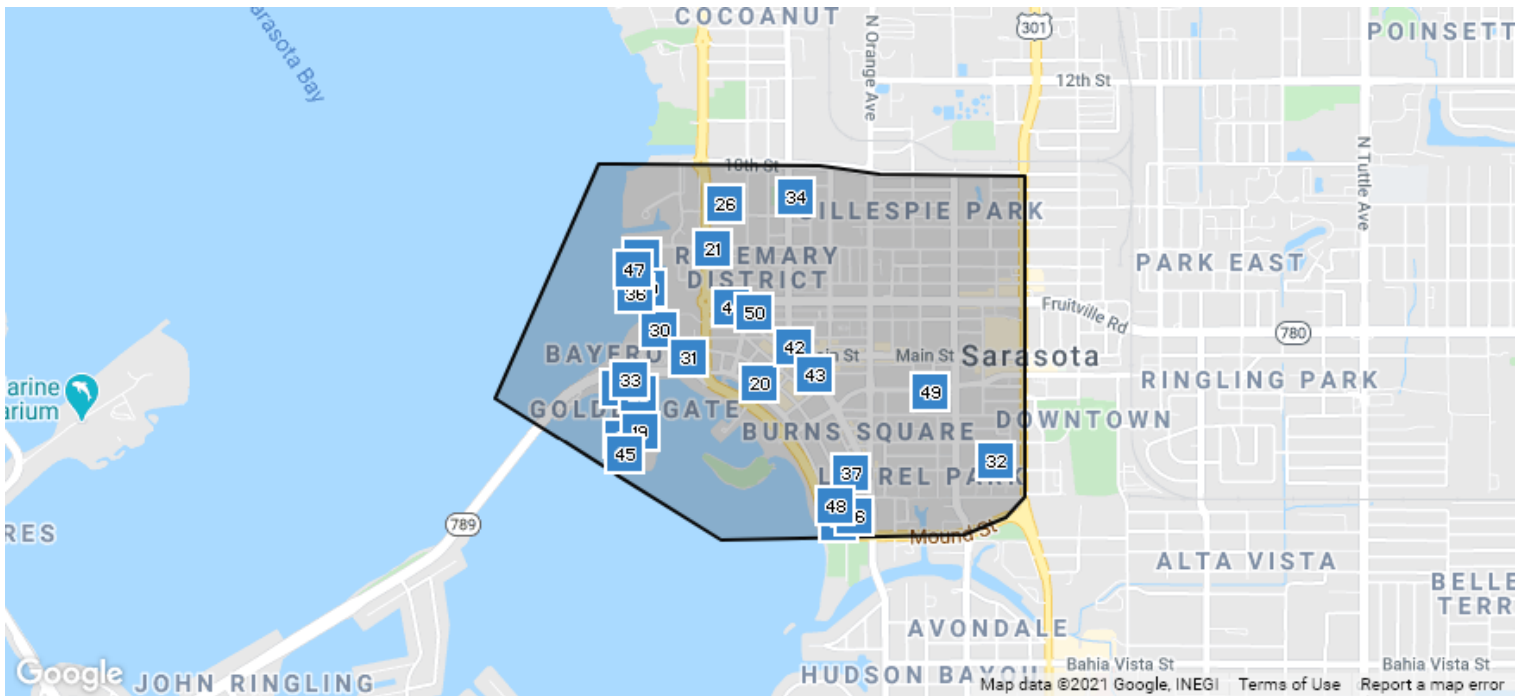
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	43  Pending	MLS ID: A4483798						
1775 7th St	Single Family	3/2	1,796	6,560	11/15/2020	\$744,000	1/31/2021	\$414
<p>Are you ready for this one-of-a-kind, new, modern custom build 3/2 urban pool home in the heart of downtown expansion? The home was carefully designed with an open split floor plan, high 10 foot volume ceilings, eight foot solid core interior doors, porcelain and luxury plank floors throughout, an abundance of impact windows, and elegant designer chic touches make this home ideal for entertaining family and friends. The open kitchen boasts Energy Star LG stainless steel appliances, solid door shaker cabinets, Calcutta quartz countertops, large center island with seating for 4, and walk-in pantry. The formal dining room is highlighted by tray ceilings. Master ensuite features custom tray ceiling, access to the pool area, his and hers walk-in closets with auto lighting, double sink/vanity with custom wood cabinetry, top mounted sunken waterfall bathtub, and walk-in Roman style pebble floor shower for 2 the space is tres romantique! Enjoy peaceful evenings under the ceiling fans on your private contemporary courtyard veranda with brick paver exterior lanai or lounge to soak up the sun on your patio by your own private sparkling swimming pool. The patio is slated to have an outdoor kitchen and barbeque area. The design maximizes indoor/outdoor spaces and makes the house very light and airy. Charming front porch area for relaxing on cool evenings. The two car garage located at the rear is spacious enough for a workbench or 2 large vehicles and provides access to the nearby 10 acre Gillespie Park. The exterior of the house is surrounded by lush tropical palm trees. The neighborhood has no rules, major rental restrictions, or HOA fees. Unmatched location and amenities and undoubtedly the best value in the neighborhood just seconds from downtown Sarasota proper, restaurants, shopping, theaters, and the Bay front. Walking distance to the Rosemary district and the historic Gillespie park which features a statue gallery of patriots, 3 tennis courts, an off leash canine park, fitness trail/fitness areas, duck pond and super safe with a police sub-station right down the street. The 2 properties next door (vacant lot 1755 7th sold for \$430K in Aug 2020) and small house to the left purchased and being developed as a large home and guest house. Included is a pre installed security system and a new home warranty. EASY TO SHOW, READY FOR IMMEDIATE OCCUPANCY</p> <p><i>Listing Courtesy of OVERSEAS REALTY, INC</i></p>								
	44  Pending	MLS ID: A4485295						
205 Golden Gate Pt, Apt 301	Condo/Townhouse/Apt.	2/2	1,535	14,420	12/4/2020	\$725,000	2/10/2021	\$472
<p>Location, location, location. Golden Gate Point, a peninsula surrounded by Sarasota Bay, within a short distance of the bayfront and downtown with many fabulous shops, restaurants and the theatre district where you will find the exclusive, quiet Toscano. A 6-unit condominium building built in 1996 with 100% owner occupancy. This 3rd level residence with voluminous ceilings, peek-a-boo water views and over 1,500 square feet of gracious living space features porcelain tile flooring throughout the open floor plan with a gas fireplace including a remote control for convenient operation, quartz countertops, stainless steel appliances and new LG stainless fingerprint proof refrigerator with ice maker, plantation shutters, solar shades and Kohler and Hansgrohe fixtures are just a few of the quality touches in this cozy home. The generous size owner's suite has a walk-in closet, en-suite bath with dual sinks with separate shower and tub and a charming balcony overlooking the pool which was resurfaced in June. The 2nd bedroom is also a nice size and can accommodate a California King size bed. The building will be repainted in December and the assessment has been paid by the seller. Also included are 2 deeded parking spaces in a secure gated garage, storage unit, community pool and gas grill. Golden Gate Point is one of the most sought-after locations convenient to all Sarasota has to offer.</p> <p><i>Listing Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>								
	45  Pending	MLS ID: A4489792						
1350 Main St, Unit 1501	Condo/Townhouse/Apt.	2/2	1,364	29,566	1/29/2021	\$699,900	2/26/2021	\$513
<p>Located in the heart of downtown and surrounded by everything Sarasota has to offer, 1350 Main is a highly coveted condominium building with luxury amenities. With views of Sarasota on two sides, large windows flood this 15th floor residence with an abundance of natural light. The unit has two terraces, one of which has a view of the Bay, perfect for enjoying Sarasota's beautiful sunsets. Residents rave about the luxuries of this pet friendly building. With a 24/7 concierge service, heated pool and spa (on the 6th floor), fitness center, club room, conference rooms, media room, guest suite, climate-controlled storage, secure under building parking, a water filtration/softener system for the building, and even a cooling/heating tower on the roof (which means no hot water tanks in the units), can you blame them? Surrounded by fine dining, shopping, galleries, theaters, coffee shops and more, 1350 Main is one of the most desirable addresses in town. You'll be one block from Bayfront Park, Marina Jack, St. Ammands Circle and the Ringling Bridge, not to mention Sarasota's world famous beaches (#1 in the US yet again!). This is the good life. Call today for your private showing.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>								

Pending: 50 (cont.)



	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	46  Pending	MLS ID: A4490324						
101 S Gulfstream Ave, Unit 15F	Condo/Townhouse/Apt.	2/2	1,390	43,898	2/2/2021	\$649,000	2/17/2021	\$467
<p>Gorgeous Views, Elegant Remodel, Proper Location, Plus Much More can be yours at Dolphin Towers 15F. Not only do you get the breathtaking views of Sarasota Bay and the Gulf of Mexico from this end-unit, but enjoy the very unique feature of Bay Views from your kitchen. One of only a few units that has relocated the kitchen from the corner of the unit, to front and center of the action. Eat-in kitchen with Massive Island is a perfect place to entertain. Added bonus, a 3rd room (previous kitchen) that can be used as a laundry room, Den, Office, Storage. This unit also boasts new showers, with custom features, built in niches and added space. The vinyl plank floors seamlessly transition throughout all the rooms. The unit is lit up by low profile recessed LEDs. Motorized shade for the slider comes in handy as well. Come check out what makes Dolphin 15F Special.</p> <p><i>Listing Courtesy of WHITE SANDS REALTY GROUP</i></p>								
	47  Pending	MLS ID: N6110381						
332 Coconut Ave, Ste 404	Condo/Townhouse/Apt.	2/2	1,161	21,000	5/26/2020	\$629,000	2/1/2021	\$542
<p>Under Construction. COMPLETED!!! MOVE IN READY! DOWNTOWN SARASOTA... THERE'S NOTHING ELSE LIKE IT!!! UNIT #404 offers 1,356 sq ft of total living space, LOW CONDO FEES! ONLY \$335 MONTHLY... The details only get better. Post-Tension (concrete) construction from the ground up. THE TRIBECA offers an open floor plan, sizeable terrace (15'4"x 13'), stainless steel appliances, convection ovens, quartz countertops, and under-mount sinks. Uniquely situated in the heart of the Rosemary District, 332 COCOANUT offers unmatched value in today's market. Our boutique condominium community offers thirty-six spaciouly designed, modern residences with the comforts and affluence of high-rise living. it's easy to see why 332 COCOANUT has sparked so much interest! Whole Foods is your neighborhood corner market and the farmers market is a short walk away. Enjoy a relaxed lifestyle and international restaurants & shopping, arts & cultural theater districts and stroll the Sarasota Bayfront. St. Armand's Circle and Lido Beach are just a short drive over the Ringling Bridge. This is perfect for those looking for a home base from which to explore the Sarasota area. A great NEW downtown condo to purchase for enjoyment THIS SEASON! Contact a 332 COCOANUT representative for current availability and pricing. Call to schedule your private showing appointment today!</p> <p><i>Listing Courtesy of BRAND REALTY & ASSOCIATES</i></p>								
	48  Pending	MLS ID: A4479299						
507 Madison Ct	Single Family	4/2	1,670	7,210	9/28/2020	\$624,950	2/22/2021	\$374
<p>Well maintained mid-century duplex with separate, private outdoor areas to enjoy. Each unit has two bedrooms, one bath, living room, dining room and full kitchen. One unit has a generous carport and ample parking for two or three vehicles. Your options are endless in this tree-canopied neighborhood with movie theatres, restaurants, art galleries, spas and more. Historic Laurel Park is close to everything downtown has to offer with many outdoor activities at your doorstep.</p> <p><i>Listing Courtesy of COLDWELL BANKER REALTY</i></p>								
	49  Pending	MLS ID: U8110367						
800 N Tamiami Trl, Unit 201	Condo/Townhouse/Apt.	2/2	1,920	94,999	1/18/2021	\$600,000	2/18/2021	\$312
<p>72HOUR HOME SALE - CALL IMMEDIATELY! Hi there, you're not going to want to miss out on a condo like me! I truly am a one of a kind and special corner unit with 10ft high ceilings, located in the luxury Alinari Condominium, here in the captivating downtown area of Sarasota. There are endless beaches to visit here along with plenty of fine dining and shopping to indulge in! It's not just the surrounding city you can enjoy but also the various amenities my condo includes. Such as, a fitness center that features locker rooms for your after-workout shower and a spacious pool & spa area for you to relax at. Other amenities included are the onsite guest suites, 24/7 onsite guards, huge wine cellar :, computer center, movie theatre (community movie night is every Thursday @ 7:30 pm) and much more! Now let me tell you a little bit about how rare of a unit I am. My unit was redesigned to have it's very own office/3rd bedroom and large interior storage room! That's not all, the BEST part about me is how I am the only unit in the entire building with a 600 sf terrace that has a peak-a-boo view of Sarasota Bay. This area is perfect for lounging around outdoors or just enjoying any of your outdoor hobbies. You will be sure to fall in love with my light wood floors running throughout giving a bright and airy feel to the space. My gorgeous kitchen was just updated with quartz countertops, all new stainless steel appliances, doublewide sink, and plenty of cabinetry space. It's too bad my owner had to upsize because my new kitchen is perfect for cooking and entertaining guests. My guest bath was also updated with a new modern vanity and light fixture. Another unique feature about me is how my parking space has the possible option to have an electric car charger, one of the only units with the path to do this! I really am such a special unit and I can't wait to meet my next owner.</p> <p><i>Listing Courtesy of FUTURE HOME REALTY INC</i></p>								

Pending: 50 (cont.)






	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	50  Pending	MLS ID: T3263981						
	1829 Laurel St	Condo/Townhouse/Apt. 2/3	1,805	1,944	9/9/2020	\$599,000	2/26/2021	\$332
<p>THE BEST PRICE IN THE BEST LOCATION IN SARASOTA, THIS IS A RARE FIND LAND CONDO!! Welcome to this CHARMING 2 bed/3 bath/+ BONUS ROOM (3RD BEDROOM) 1,946 SF townhome, located in the HEART OF LAUREL PARK! This former model home features WOOD FLOORS THROUGHOUT, high ceilings, crown molding and recessed lighting. On the main level, you have the living room with plenty of natural light, and the OPEN CONCEPT kitchen with 42â white cabinets, DARK GRANITE COUNTERTOPS, and STAINLESS STEEL APPLIANCES. The eat in kitchen features a dining area with sliders leading to your PRIVATE COURTYARD perfect space for grilling or small pet. Dedicated to relaxation, the second level features an ENORMOUS den/office/media room with FRENCH DOORS. Also on this level is the master suite with VAULTED CEILING, a large walk-in closet, and en-suite bath with dual vanities and walk-in shower. The second bedroom also offers ample space and features a wraparound plant shelf. You have a CARPORT AND A 1 CAR GARAGE. But the feature of this home is LOCATION, LOCATION, LOCATION. This home is located in DOWNTOWN SARASOTA, in Laurel Park historic district. The Cottage Walk showcases only 8 homes with a LOW HOA fee of only \$175 per QUARTER. This home is walking distance to EVERYTHING YOU NEED AND WANT, such as Payne Park, Towleâs Court, Bums Court, Saint Armands Circle and LIDO KEY BEACHES. The Laurel Park district is quiet, charming and within walking distance to all that Sarasota has to offer, the arts, theaters, opera house and everything that makes Sarasota and the downtown area a great place to live.</p> <p><i>Listing Courtesy of RE/MAX DYNAMIC</i></p>								







Closed: 50

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
 1 Closed <i>MLS ID: A4489760</i> 401 Quay Cmns, #1803	Condo/Townhouse/Apt.	4/5	6,131	81,380	2019	2/8/2021	\$7,828,000	\$1,277
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in-room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
 2 Closed <i>MLS ID: A4484085</i> 280 Golden Gate Pt, #300	Condo/Townhouse/Apt.	4/5	5,946	23,591	2016	2/16/2021	\$4,850,000	\$816
<p>The lifestyle afforded to those who live on Golden Gate Point is highly coveted with endless opportunity to enjoy Sarasota's natural beauty and culture. This rare offering in Guy Peterson's AQUA enhances what so many love about the location with floor-to-ceiling walls of glass and dramatic water views. AQUA is one of the newest buildings on Golden Gate Point and embodies the essence of world-class luxury living. Featuring 5946 square feet, the Grand Residence has over 100 feet of west-facing water and sunset views. Exceptional features and finishes include two master suites, two expansive outdoor spaces, Astoria maple gray wood flooring, quartz countertops, Custom European-style designer cabinetry, and extraordinary custom closets. The impressive open floorplan is thoughtfully designed for easy living and entertaining, embracing breathtaking views of the Ringling Bridge no matter where you spend your time. After a morning at the Sarasota Farmers Market or walking the Ringling Bridge, enjoy prepping fresh produce in the white kitchen with two islands, stainless-steel appliances, and abundant cabinetry. Evenings can be spent dining out at the many nearby restaurants or in your formal dining area. The narrative of impressive water views continues to the main master suite, where divine location and luxury meet with large closet and a spa bath with soaking tub and oversized walk-in shower. A second master, two additional guest suites, an office, exercise/flex room and catering kitchen round out the home. Smart-home technology includes a Crestron-Lutron system that puts the Lutron shades, sound system, lighting and HVAC. Also featured is an alarm system with cameras. AQUA's long list of amenities including full-time concierge, private elevator entrances, two-car garage, boat slip with lift, fitness studio, yoga room, wine room that holds up to 100 bottles of wine and waterfront heated pool and spa. The premier waterfront location means having the best of the city within walking distance including downtown Sarasota, St. Armand's Circle and the beaches of Lido and Longboat Key.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	3 Closed							
	MLS ID: A4489172							
	401 Quay Cmns, #903	Condo/Townhouse/Apt. 4/5	4,855	81,380	2019	2/1/2021	\$4,607,200	\$949
	The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.							
	Courtesy of MICHAEL SAUNDERS & COMPANY							
	4 Closed							
	MLS ID: A4489509							
	401 Quay Cmns, #1501	Condo/Townhouse/Apt. 3/4	3,798	81,380	2018	2/8/2021	\$3,985,000	\$1,049
	The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.							
	Courtesy of MICHAEL SAUNDERS & COMPANY							
	5 Closed							
	MLS ID: A4489859							
	401 Quay Cmns, #1001	Condo/Townhouse/Apt. 3/4	3,798	81,380	2018	2/16/2021	\$3,904,500	\$1,028
	The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.							
	Courtesy of MICHAEL SAUNDERS & COMPANY							
	6 Closed							
	MLS ID: A4489043							
	401 Quay Cmns, #905	Condo/Townhouse/Apt. 3/4	3,798	81,380	2018	2/18/2021	\$3,710,600	\$977
	Under Construction. The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.							
	Courtesy of MICHAEL SAUNDERS & COMPANY							
	7 Closed							
	MLS ID: A4489848							
	401 Quay Cmns, #801	Condo/Townhouse/Apt. 3/4	3,798	81,380	2018	2/22/2021	\$3,600,000	\$948
	The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option. 41 to Ritz-Carlton Drive, Free Valet Parking for all Sales Previews.							
	Courtesy of MICHAEL SAUNDERS & COMPANY							

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	8	Closed	MLS ID: A4489775					
401 Quay Cmns, #805	Condo/Townhouse/Apt.	3/4	3,798	81,380	2018	2/12/2021	\$3,485,283	\$918
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	9	Closed	MLS ID: A4489773					
401 Quay Cmns, #901	Condo/Townhouse/Apt.	3/4	3,798	81,380	2018	2/9/2021	\$3,352,380	\$883
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	10	Closed	MLS ID: A4489163					
401 Quay Cmns, #701	Condo/Townhouse/Apt.	3/4	3,798	81,380	2018	2/8/2021	\$3,329,800	\$877
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	11	Closed	MLS ID: A4446078					
401 Quay Cmns, #504	Condo/Townhouse/Apt.	3/4	3,095	81,380	2018	2/5/2021	\$3,300,000	\$1,066
<p>Under Construction. The Ritz-Carlton Residences, Sarasota. The Emerson floorplan offers 3,095 square feet of living space with 3 Bedrooms, 3.5 Baths. The main terrace is a living space in and of itself, spanning the entire length of this stunning residence with glass railings providing unobstructed water views. The chef in your life can create a masterpiece on the built-in outdoor grill. Transition to the kitchen and gather around the oversized center island featuring quartz countertops with waterfall edge. The kitchen is a chef's dream with gas cook tops, built in double oven tower, 9' high European cabinetry and LED lighting throughout. Have some wine from your built-in Sub-Zero wine cooler and enjoy the views from your 11-foot floor to ceiling windows. Your friends and family will enjoy the privacy as well as their own view of the Sarasota Skyline from the two guest suites. The Ritz-Carlton provides the added touch of world-class service, valets, concierges, in room dining and housekeeping all at your option. Nowhere else can you find a setting quite like this where culture, cuisine, personal service and a passion for living coexist perfectly. Is this not all you could ask for?</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
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12 Closed *MLS ID: A4461520*

1111 Ritz Carlton Dr, Apt 1803 Condo/Townhouse/Apt. 3/4 4,276 - 2001 2/1/2021 \$3,250,000 \$760

One of only 4 Penthouses on top of the Ritz-Carlton Residences with amazing views of Sarasota Bay and downtown Sarasota! This penthouse has beautiful wood floors, custom wall coverings and a impeccably designed kitchen. Extensive remodel completed and you can be the first to live in this 3BR/3.5 Bath plus a den residence since the remodel! Brand new wolf appliance package and sub zero refrigerator that has never been used! The enormous living room is a showcase to the amazing views and the open concept to this residence. Large master suite with a elegant master bath and large custom walk in closet. The 3rd suite is set up with its own private entrance, large bathroom, walk in closet and a private kitchen! Everything is new the Floors, Kitchens, paint, appliances, furniture and so much more. This property can be purchased furnished or unfurnished. Why wait another year to build next door when you can have a property that is practically brand new! 3 of the best Parking spaces and two large storage areas are included. World class service and amenities like a morning spa treatment to In-residence dining, house keeping services, concierge services, and a Outdoor Bayfront pool and spa.

Courtesy of REALTY ONE GROUP SKYLINE



13 Closed *MLS ID: A4489762*

401 Quay Cmns, #301 Condo/Townhouse/Apt. 3/4 3,798 81,380 2018 2/8/2021 \$3,075,451 \$810

The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed- use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views The main amenity level provides a 70- foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option

Courtesy of MICHAEL SAUNDERS & COMPANY



14 Closed *MLS ID: A4489498*

540 N Tamiami Trl, Ste 1002 Condo/Townhouse/Apt. 3/4 3,900 36,800 2020 2/24/2021 \$2,860,000 \$733

Construction Complete. Limited Residences Available. Move-In underway. Furnished Model Residence is available for tours by appointment. From the Developer of The Ritz-Carlton Sarasota and Concession Golf Club and Residences, we proudly introduce BLVD Sarasota. This luxurious residence is the largest floor plan measured at nearly 4000 sqft and offers stunning 10th floor views from all rooms as well as the spectacular 21 x 17ft Bayside terrace. The floor to ceiling glass provides stunning Bay and City views. With 2 floors of amenities including the 19th floor roof deck with resort style, zero horizon pool, outdoor kitchen, cabanas and multiple gas fire-pits overlooking the Bay, downtown and incredible views of Siesta, Lido and Longboat Keys. A state of the art indoor golf simulator, climate controlled private wine cellar, a pet grooming salon, technology enhanced fitness center, and a 5th floor pet lawn are just a few other amenities unique only to BLVD. With 4 different floor plans ranging in size from 3550-3900 sqft, these luxury residences provide the size of a single family home with the concierge convenience of condominium living. Custom Irpinia cabinetry accompanied by quartz counters ensure a unique design tailored to your every desire. Natural gas is available for kitchen cooktops. 2 assigned parking spaces convey with each unit. Nationally acclaimed Beach Bistro is the planned on-site restaurant located on the first floor

Courtesy of KEY SOLUTIONS REAL ESTATE GRP








15 Closed *MLS ID: A4489817*

401 Quay Cmns, #704 Condo/Townhouse/Apt. 3/4 3,095 81,380 2018 2/8/2021 \$2,813,980 \$909




The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed- use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views The main amenity level provides a 70- foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.

Courtesy of MICHAEL SAUNDERS & COMPANY


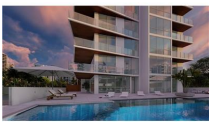

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	16	Closed	MLS ID: A4489854					
401 Quay Cmns, #904	Condo/Townhouse/Apt.	3/4	3,095	81,380	2018	2/18/2021	\$2,768,180	\$894
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	17	Closed	MLS ID: A4489628					
401 Quay Cmns, #804	Condo/Townhouse/Apt.	3/4	3,095	81,380	2018	2/9/2021	\$2,670,380	\$863
<p>The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	18	Closed	MLS ID: A4489089					
401 Quay Cmns, #702	Condo/Townhouse/Apt.	3/4	3,095	81,380	2019	2/19/2021	\$2,650,000	\$856
<p>Pre-Construction. To be built. The Ritz-Carlton Residences will be surrounded by the region's newest high-end mixed-use development, including a boardwalk, marina, waterfront park, restaurants and shops. The 73 condominium residences feature large open floor plans and deep balconies offering panoramic water views. The main amenity level provides a 70-foot lap/fitness pool and second resort style pool with food and beverage service. The Ritz-Carlton provides the added touch of world-class service valet, concierge, in room dining and housekeeping all at your option.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	19	Closed	MLS ID: A4470608					
401 Quay Cmns, #501	Condo/Townhouse/Apt.	3/4	3,798	81,380	2018	2/5/2021	\$2,600,000	\$685
<p>Under Construction. Under Construction in the new and highly anticipated Ritz-Carlton Residences, Sarasota, this three-bedroom corner residence features unimaginable bay and city views from floor-to-ceiling windows to the west, east, and south. A space made for self-indulgence and entertaining, enjoy watching sunsets from the expansive terrace, while the chef in your life whips up a masterpiece on the built-in outdoor grill. Indoors a state-of-the-art kitchen with oversized center island features upgraded Cristallo Quartzite, Wolf and Sub-Zero appliances, and 9th European cabinetry. Each floorplan is complemented by an unparalleled combination of private waterfront amenities, exclusive resort pleasures, and legendary Ritz-Carlton service, including dedicated 24-hour valet, concierge, lap pool, grand salon, private dog park and more. Everyday living at The Residences also encompasses the privileges of The Ritz-Carlton Members Club, such as the celebrated Beach Club and championship Golf Club*, spa, and signature restaurants. Your front-row seat to the new walkable downtown infrastructure grants access to a boardwalk, marina, waterfront park, restaurants, and shops. Nowhere else can you find a setting quite like this where culture, cuisine, and a passion for living coexist perfectly. Don't miss your chance to own Sarasota's finest new condominium lifestyle.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	20	Closed	MLS ID: A4480201					
1301 Main St, Apt 802	Condo/Townhouse/Apt.	3/4	2,230	15,697	2016	2/24/2021	\$2,300,000	\$1,031
<p>The epitome of downtown living! Located in the heart of the town center, The Jewel is within walking distance to the best that Sarasota offers.</p> <p><i>Courtesy of COLDWELL BANKER REALTY</i></p>								





Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.	
	21	Closed	MLS ID: A4467479						
	540 N Tamiami Trl, Ste 804	Condo/Townhouse/Apt.	3/5	3,550	36,800	2020	2/15/2021	\$2,150,000	\$606
<p>Construction Completed- Move-ins underway. Furnished Model Residence is available for tours by appointment. From the Developer of The Ritz-Carlton Sarasota and Concession Golf Club and Residences, we proudly introduce BLVD Sarasota. With pricing well under that of resales, this luxurious residence offers stunning 8th floor views and 3550 square feet of interior living space and a 1500 sqft wrap around terrace. The floor to ceiling glass provides stunning Bay and City views. With 2 floors of amenities including the 19th floor roof deck with resort style, zero horizon pool, outdoor kitchen, cabanas and multiple gas fire-pits overlooking the Bay, downtown and incredible views of Siesta, Lido and Longboat Keys. A leading edge indoor golf simulator, climate controlled private wine cellars, a pet grooming salon, technology enhanced fitness center, and a 5th floor pet lawn are just a few other amenities unique only to BLVD. With 4 different floor plans ranging in size from 3550-3900 sqft, these luxury residences provide the size of a single family home with the concierge convenience of condominium living. Custom Ipinia cabinetry accompanied by quartz counters ensure a unique design tailored to your every desire. Natural gas is available for kitchen cooktops. 2 assigned parking spaces convey with each unit. Nationally acclaimed Beach Bistro is planned for the on-site restaurant.</p> <p><i>Courtesy of KEY SOLUTIONS REAL ESTATE GRP</i></p>									
	22	Closed	MLS ID: A4486110						
	990 Blvd Of The Arts, Apt 1004	Condo/Townhouse/Apt.	2/3	3,135	43,484	2003	2/18/2021	\$1,995,000	\$636
<p>Rarely available residence with over 3100 square feet of perfection sits on the 10th floor of the iconic architectural masterpiece known as Beau Ciel, positioned with captivatingly views of Sarasota Bay in the heart of Sarasota's cultural arts district. The high speed private elevator takes you into your personal grand foyer where you are greeted with hand crafted etched glass lighted double entry doors. This home offers panoramic Bay, City and Yacht Harbor views from the floor to ceiling windows. Spacious master and guest suites with built out walk in closets, natural stone and wood floors in the main living areas. Custom wet bar with lighted cabinets and wine cooler. The chefs kitchen features an oversized center island and cooking station, large storage pantry, custom Neff cabinets with pull out drawers and granite galore overlooking the family room and eat in dining area, with full westerly Sarasota Bay views capturing our magnificent sunsets. The entrance into the master suite offers added drama with illuminated custom double glass, City and Marina views as well as a master bath with stunning natural stone inlaid flooring as well as a private wrap around waterfront terrace. This contemporary building is exclusive to only 44 units and offers some of the most exclusive amenities offered by any downtown building with it's elegant arrival plaza with porte-cochere, dramatic 2 story lobby with exquisite art and grand staircase, 24 hour concierge and security, resort style heated pool & spa, summer kitchen, board and card/game rooms, social room with media and bar, catering kitchen, air conditioned storage for each residence, bike storage, massage therapy room, men and women's lockers with sauna & steam rooms and a state of the art fitness center. In addition, residents enjoy full benefits and amenities of the Hyatt Regency including room service, discounted rooms for guests as well as marina boat docks. Beau Ciel offers not only a luxurious life style, but owners enjoy easy access to theatre, opera, ballet as well as exceptional fine dining, shopping, entertainment, our weekend farmer's market, Bayfront Park and the Ringling Bridge. St. Amands Circle and Lido Beach are only 5 minutes away. Pet friendly up to 100lbs.</p> <p><i>Courtesy of COLDWELL BANKER REALTY</i></p>									
	23	Closed	MLS ID: A4480478						
	136 Golden Gate Pt, Apt 101	Condo/Townhouse/Apt.	3/4	3,785	-	2001	2/8/2021	\$1,920,000	\$507
<p>Looking for that perfect combination of location, space, privacy, and maintenance-free living? Look no further than this amazing waterfront residence at The Phoenix on Golden Gate Point. Expansive floor-to-ceiling windows showcase this incredible waterfront location offering stunning northwest views of the bay, the John Ringling Bridge, and ever-changing sunsets. The open floor plan, high ceilings, walls of windows, and multiple large terraces bring the outside in and create an amazingly comfortable and functional living space. The kitchen features rich wood cabinetry, granite countertops with bar seating, a pantry, a large breakfast nook, and access to the waterfront terrace. The master suite is an oasis with a luxurious master bathroom including dual vanities, glass-enclosed shower, jetted tub, sauna, terrace, and a grand custom organized closet. Each of the two guest bedrooms has an en-suite bathroom. The office/study could also be used as a media room or family room. The main entrance is through the private elevator foyer, but for those looking for the utmost privacy, this uniquely designed residence features an expansive waterfront terrace with access to the pool area and a private 2-car garage through your very own staircase. Home to only 13 residences, The Phoenix is a boutique gated community featuring private 2-car garages, a sleek modern lobby, a fitness center, a pool, spa, and a sundeck all within the lushly landscaped grounds. All this in an amazing waterfront location just minutes from downtown Sarasota, St. Amands Circle, and the beaches of Lido and Longboat Key. See the Matterport link for the floor plan and 360 views of every room.</p> <p><i>Courtesy of PREMIER SOTHEBYS INTL REALTY</i></p>									






Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.	
	24	Closed	MLS ID: A4450447						
	1111 Ritz Carlton Dr, Apt 1602	Condo/Townhouse/Apt.	3/4	4,971	–	2001	2/5/2021	\$1,800,000	\$362
<p>One or more photos have been virtually staged. Renowned for its consummate service, The Ritz-Carlton has redefined the standards of luxury living throughout the world. At The Ritz-Carlton Residences, Sarasota, elegance, luxury, and fine services are provided by the expertly trained Ladies and Gentlemen of The Ritz-Carlton who anticipate your every need. Located in culturally-rich downtown Sarasota overlooking the blue waters of Sarasota Bay, this lovely 5,000 square foot Penthouse features an impressive gallery entrance, spacious Grand Room, formal dining room, den, library, 3 bedrooms, including a spacious master retreat, and 4-1/2 baths. Two separate balconies are perfect for entertaining or for simply enjoying the glow of sunset, bay breezes, and the sparkling cityscape à all from Sarasota's most prestigious address. Exemplary services and amenities include 24-hour in-residence gourmet dining, residential concierge, owners' only social room, and outdoor bay front pool and spa. Membership to the exclusive Ritz-Carlton Members Club is available and offers the private Beach Club, Spa, and The Ritz-Carlton Country Club Golf Course designed by Tom Fazio. Just minutes away are live theatre, opera, ballet, galleries, museums, concert venues, watersports, boating, and world-class shopping and dining to please any palate. You will want for nothing in this exceptional Ritz-Carlton Penthouse. Luxury Knows No Limits.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>									
	25	Closed	MLS ID: A4443998						
	111 Golden Gate Pt, #303	Condo/Townhouse/Apt.	3/3	2,050	–	2019	2/22/2021	\$1,750,000	\$854
<p>Pre-Construction. To be built. Reserve Now. Capture pre-construction pricing. Enjoy this highly desirable location in Sarasota surrounded by iconic beaches and warm turquoise water. A professional and talented team led by a dedicated Europe-based Developer - WB Finance s.r.o., incorporates both price-awarding architects. Unrivaled views will greet you at every turn from your Evolution residence. With 20 luxury residences and 5 different floor plans, the living spaces flow together in an open, contemporary design. The units' living space ranging from 2,050 sqft to 2,659 sqft and penthouses are going up to 3,527 sq. ft. The first-floor amenity deck is where you'll be immersed into the relaxed atmosphere at the pool with the wrap-around sun patio, cabanas, fireplace, and bar. A fitness center with a yoga studio will comfort you to stay fit. Venture up a clubhouse with a pool table, sauna or meeting rooms to get productive work. A private concierge will always be happy to assist you and keep you busy with offering entertainment. A perfect complement is a quick-charging station for electric cars and an on-site car wash. Enjoy a grooming studio for your furry friend. But the most alluring element of these remarkably lavish residences is the rooftop sunbathing deck with covered outdoor kitchen and barbecue. Call today the sales director for a personal introduction.</p> <p><i>Courtesy of KONA REALTY</i></p>									
	26	Closed	MLS ID: –						
	800 N Tamiami Trl, Unit 1801	Condo/Townhouse/Apt.	2/4	3,219	–	2007	2/2/2021	–	\$459
–									

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.	
	27	Closed	MLS ID: A4465221						
	111 S Pineapple Ave, Unit 701	Condo/Townhouse/Apt.	3/4	2,112	–	2019	2/3/2021	\$1,375,000	\$651
<p>Live a life of splendor at The Mark Sarasota, Sarasota's newest luxury condo building! Right in the heart of Downtown, this stunning three bedroom, three and a half bathroom condo will amaze and delight with its spectacular views and modern elegance. "Designer, fully furnished negotiable option." Attractive, chic design awaits in a naturally illuminated floor plan with porcelain plank flooring, LED light fixtures, and designer touches throughout. Take in sweeping, panoramic views of the Sarasota skyline from every room, and enjoy privacy with the motorized solar shades throughout with wall switch controls and comfort, with modern ceiling fans with remotes. Step into an expansive, open floor plan with soaring ceilings. Entertain guests in the spacious living room with a floating, LED backlit wall to enhance the architecture and ambiance, which creates a beautiful three-dimensional element, giving depth to this gorgeous space. Chefs of all skill levels will rejoice in the gourmet kitchen, featuring an under counter wine cooler, hand-blown glass wave tile backsplash, a stainless steel appliance package, and counter seating at the island. Host meals underneath a contemporary glass chandelier in the formal dining area, just adjacent to the kitchen. Or, if your heart desires, dine alfresco in the airy terrace, with over 200 sq ft of space to appreciate the view. Unwind in the generous owner's suite, boasting a floating backlit wall and custom linen blackout drapes in the bedroom, and ensuite bathroom with partially frosted bathroom and shower door and two separate vanities. In the second bedroom, chevron trim details were added to the accent wall to add another layer of architectural character. High-quality, custom closets have also been installed in all bedrooms to maximize storage space. In the powder room, you will find a wall hung floating vanity with storage, polished chrome modern mirror and side sconces. A large study and laundry room complete the floor plan. Mark Sarasota provides residents with world-class amenities including state-of-the-art fitness center, 24-hour access-controlled lobby and elevators plus concierge services, internet cafe, and resort-style lap pool with private cabanas and fire pit lounge. The Residents Club Room offers a catering kitchen and club bar for special events. Owners will enjoy the standard secured parking spot plus one additional space. Live the downtown lifestyle with fine dining, shopping, and waterfront just steps away. This rare gem is just waiting for your personal touches.</p> <p><i>Courtesy of THE RAY WILLIAMS GROUP LLC</i></p>									
	28	Closed	MLS ID: J923019						
	920 Blvd Of The Arts, #10	Condo/Townhouse/Apt.	2/3	1,904	49,890	1982	2/23/2021	\$1,300,000	\$683
<p>Waterfront property with deed boat dock / slip</p> <p><i>Courtesy of Stellar Non-Member Office</i></p>									
	29	Closed	MLS ID: D6115561						
	922 Blvd Of The Arts, #11	Condo/Townhouse/Apt.	2/3	1,904	–	1982	2/1/2021	\$1,300,000	\$683
<p>IN THE MIDDLE OF IT ALL! Marina Suites - Where downtown meets the Bay - An exclusive waterfront townhouse, Marina Suites, located at the end of Blvd of the Arts offering immediate access to the Gulf of Mexico; including your own private 50' deeded boat slip out your backdoor with lift capacity! The carefree salt waterfront life with wide water views from every room is literally right at your doorstep. A spacious, three-level residence with plenty of windows - this ideal floor plan makes maximum use of open space while offering privacy to the owner. Beautiful Maple Wood Engineered Flooring, Marble and Travertine throughout, a fabulous open circular staircase from the ground to 3rd floor is capped with a skylight and fills the space with light. The top level houses the Master w/ luxurious spa-like en-suite Bath; a Guest Bedroom w/ en-suite Bath and between a perfect spot for library or office. The middle level features an open Great room with a built-in bar perfect for entertaining, an open Kitchen and Dining room area all with views onto the water. A Powder Room is also on this level. A Laundry room off the Kitchen leads out to a two car Garage with plenty of storage above. The ground level bonus space has direct access outside to the dock. Complex amenities include resort-style heated pools, tennis, exercise areas, boat / kayak docks, and a 24hr staffed security gatehouse. Boaters appreciate being minutes to some of the best boating and fishing in FL; a convenient downtown location just .9 mile to Main St, 3 mi to St. Armand's, 3.5 miles to Lido Beach and 4 miles to SRQ Airport. WALK TO THE HYATT, VAN WEZEL PERFORMING ARTS, THE WATERFRONT PARK AND THE RITZ. JUST STEPS AWAY. A MUST SEE BEFORE YOU BUY IN A TOWER!</p> <p><i>Courtesy of GULF COAST INTERNATIONAL PROP</i></p>									
	30	Closed	MLS ID: –						
	1111 Ritz Carlton Dr, Apt 1408	Condo/Townhouse/Apt.	2/3	2,035	–	2001	2/4/2021	–	\$654

Closed: 50 (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.	
	31	Closed	MLS ID: –							
		1155 N Gulfstream Ave, Ste 807	Condo/Townhouse/Apt.	2/3	1,580	540	2017	2/5/2021	–	\$769
		–								
	32	Closed	MLS ID: –							
		543 Columbia Ct	Single Family	3/3	2,335	5,200	2019	2/1/2021	–	\$525
		–								
	33	Closed	MLS ID: A4474895							
		128 Golden Gate Pt, Apt 601B	Condo/Townhouse/Apt.	3/4	3,000	37,824	2004	2/19/2021	\$1,200,000	\$400
		Sweeping views of Sarasota Bay and downtown are the perfect introduction to this bayfront residence within walking distance to the bustling city center.								
		<i>Courtesy of COLDWELL BANKER REALTY</i>								
	34	Closed	MLS ID: A4486172							
		830 Central Ave	Single Family	19/8	7,950	33,812	1925	2/15/2021	\$1,100,000	\$138
		A one-of-a-kind property in the dynamic Rosemary District and an amazing buy in downtown Sarasota. With its historic charm, urban energy and proximity to beautiful Sarasota Bay, the rapidly developing Rosemary District has become a sought-after downtown neighborhood, with hundreds of new luxury apartments and condominiums, cool restaurants and boutiques, nonprofits and art galleries. In the center of it all is Rosemary Court, a complex of four historic homes surrounding courtyard gardens and including a large parking lot. The property is currently home to wellness-related businesses and residential units, and the homes and gardens have been meticulously and lovingly maintained by its current owner for the last 20 years. A private tropical oasis, Rosemary Court is zoned DTE with the Rosemary Overlay Zoning, which includes mixed-use. The owner is retiring; new owners can continue operating it as an investment property, but it would also be perfect for a family or organization looking for a group of homes in a private, gated compound. And while surrounding condos are selling for a million and more each, the entire Rosemary Court property can be purchased for only 1.3 million dollars.								
		<i>Courtesy of LIVE MODERN</i>								
	35	Closed	MLS ID: A4463717							
		111 S Pineapple Ave, Unit 610	Condo/Townhouse/Apt.	2/3	1,746	–	2019	2/5/2021	\$1,100,000	\$630
		Superior location in downtown Sarasota is this modern, 2019 built, upscale community of the Mark Sarasota. This never occupied, 1800+ sq. ft. residence is located on the 6th floor and overlooks the pool area with distant views of Sarasota Bay. Easy access from the elevator (no long hallway walks), offering 2 bedrooms, plus a den and 2.5 baths. The spacious open great room floorplan has a gorgeous contemporary kitchen with large center island, quartz counter tops, European designed cabinetry and premium 24" rectified tile set on the diagonal. The split bedroom plan has a guest suite with an en-suite, and a luxurious owner's retreat with 16' x 14' bedroom, two spacious walk-in closets, bath with dual sinks, quartz tops and etched glass doors to a walk-in shower. The terrace is accessed from the great room and master bedroom; a separate laundry room, powder bath, plus air-conditioned storage room and TWO parking spaces! Imagine having the perfect lock and leave lifestyle, with 24/7 security, a 5th floor social plaza equipped with a state-of-the-art fitness center, gathering room with billiards, catering kitchen and resident bar, resort-style pool, spa, firepit and cabanas. When you step out of the building, take a stroll along Pineapple, Lemon and State Streets for a plethora of dining, entertainment and shopping venues or venture onto our wonderful Bay Front Park, Marina Jacks and glorious beaches. Pet friendly building too.								
		<i>Courtesy of BERKSHIRE HATHAWAY HOMESERVICES FLORIDA REALTY</i>								

Closed: 50 (cont.)



Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
36	Closed	MLS ID: A4486825					
888 Blvd Of The Arts, Apt 1705	Condo/Townhouse/Apt. 2/2	1,729	106,823	1982	2/5/2021	\$975,000	\$564

Looking for one of the best views in Sarasota, this is it, exactly what you have been looking for. A Million Dollar view that will never change! No worries about a building going up right in front of you, this water view is one of the best! This is a RARE opportunity to own a corner unit on the 17th floor at 888 Blvd of the Arts. Open floor plan has just been renovated and updated, ready to move it. Stunning open kitchen offers spectacular views of the water and features all new black stainless appliances, quartz counter tops and beautiful glass mosaic backsplash with new lighting. There is plenty of room at the bar area for 6 chairs comfortably. Wonderful space for entertaining. Relax on one of the 2 balconies, family room or master bedroom while you watch the dolphins swim by and enjoy nightly sunsets. Hosting a large party? Right out your front door there is a large patio, perfect for entertaining along with 3 other sky decks available. Along with one of the best units in the building you have close covered parking. Yes the very first space next to the door is yours and plenty of guest parking in the large lot. New hurricane sliding doors, Air conditioner still under warranty, new flooring throughout, recently updated social room and foyer, his hers and ours workout rooms, beautiful pool view as well. Cable tv, water and flood insurance is included with you HOA. This 2/2 over 1700 sq ft won't last long!! These are the Amenities of Condo on the Bay: RECREATIONAL Swimming Pools - North and South Tennis Courts [Lighted] - North and South Pickleball Court [2 - lighted] - South Exercise Facilities - North (2) and South (2) Sauna Rooms - North (2) and South (2) Boat Docks - North and South - Lifts allowed at all docks Kayak Racks & Lift - North and South Fishing Pier - North and South SOCIAL Social Room - Tower 1 and Tower 2 Library - Tower 1 and Tower 2 LIVING Concierge Service - North and South Covered Parking Security Gatehouse 24 hours Night Security

Courtesy of NEW DOOR REAL ESTATE LLC



37	Closed	MLS ID: A4481175					
1509 Oak St, #19	Condo/Townhouse/Apt. 3/3	2,052	-	2007	2/26/2021	\$949,900	\$463

Relish living in a single family home in historic Burns Court within easy walking distance to downtown Sarasota, the Bayfront, and an abundance of shopping and restaurants, and with no maintenance responsibilities. Enter this three-story townhouse condominium through a private gate and front patio located on a quiet side street a few steps from Palm Avenue. The gracious entry into the open floor plan immediately strikes you with the quality of the construction and the top of the line finishes. Ten foot ceilings, solid core 8-foot doors, wood and marble floors, plantation shutters, custom silk draperies and valances, Hunter Douglas Silhouette window shades, and custom cabinetry are all standard throughout the home. A private elevator whisks you from floor to floor, each with its own heating and air conditioning system. The kitchen boasts Viking appliances, a pot filler over the 6-burner range, granite counter tops, and custom tiled backsplashes. Sliding glass doors lead to a large, enclosed patio with built-in grill, perfect for entertaining. Beyond the rear patio is a beautiful, and unique in Sarasota, lushly landscaped private courtyard with a fountain, spa, and heated swimming pool. Two covered parking spaces and a secure storage locker complete the external amenities. Back inside, the second floor reveals a guest bedroom with ample closet and a full bath plus a large den/media room with a built-in temperature-controlled 200 bottle wine cellar and a media center that conveys with the unit. The main bedroom suite comprises the third floor including a generous walk-in closet with custom cabinetry, and granite-topped center island with drawers to maximize storage. The main bathroom is likewise luxurious with limestone floors and shower, his and her sinks, and a separate soaking tub. To top off the convenience factor, there is a separate laundry room with full-sized washer and dryer and upper cabinets for storage on the third floor. This home has been lovingly cared for and only lightly lived in as a second home.

Courtesy of DWELL REAL ESTATE






38	Closed	MLS ID: A4485369					
111 S Pineapple Ave, Unit 921	Condo/Townhouse/Apt. 2/3	1,575	-	2019	2/25/2021	\$899,000	\$571





Sarasota's newest luxury condominium, MARK SARASOTA truly provides the essence of Downtown living. Centrally located and just steps to some of Sarasota's finest restaurants, outdoor cafes, art galleries and the beautiful Bayfront Park and Marina, where boating and capturing sunsets can be enjoyed all year round. MARK SARASOTA offers a spacious modern design with abundant amenities and breathtaking skyline views. With a flowing open floor plan, this 2 bedroom, 2.5 bath with an additional office/den, it is move-in ready with many upgrades which include Hudson Valley Lighting, designer Thibaut Chevron Wood wallpaper, a soothing paint palette, Barkley Scones, Motorized shades, Custom design closets and much more. The gourmet kitchen offers sleek Quartz counters, custom tile chosen to complement the interior color palette and European Cabinets along with a suite of Jenn Aire appliances. The large porcelain tile flows endlessly throughout the major living space and rich carpet is enjoyed in the bedrooms. The building amenities are the best in town with an elevated resort style lap pool and spa, private cabanas, fire pit and two gas grills. Host a party in the Club Room complete with catering kitchen and club bar. You can begin your morning with a workout in the state-of-the-art fitness center and then pop in to the News Room for a coffee and breaking news of the day. There is additional storage space, one secured parking space and you can have TWO pets. For increased security both lobby and elevators are accessed controlled and there is a 24 hr. Concierge.

Courtesy of MICHAEL SAUNDERS & COMPANY




Closed: 50 (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	39	Closed	MLS ID: A4481597						
	988 Blvd Of The Arts, Apt 612	Condo/Townhouse/Apt.	2/2	1,729	121,888	1982	2/5/2021	\$850,000	\$492
	<p>One of the best views in downtown Sarasota with 180 degree water views from the 6th floor in this gated waterfront community. This sought after 2/2 Van Gogh model is completely renovated top to bottom with a coastal contemporary theme that transcends you into bliss from the moment you walk in. Enjoy morning coffee and evening cocktails from either of the 2 private balconies overlooking Sarasota Bay. Host guests with a beautifully renovated kitchen featuring granite counter tops, plenty of storage in the solid wood cabinets with pullouts and soft closing doors and drawers, stainless steel appliances, wine cooler, under cabinet lighting and a 4 seat bar top that opens up to the dining and main living space. This unit takes full advantage of the views from every room with plenty of storage including walk in closets in both bedrooms. Full size interior laundry. Condo on the bay is full concierge community with 24hr staffed gate house, 2 fitness rooms and sauna, 2 lit tennis and pickle ball courts, 2 'resort style' pools, boat and kayak docks, fishing piers and plenty of other social activities. Minutes to the center of downtown, Van Wezel, Sarasota Orchestra, Municipal Auditorium, restaurants, theaters, farmers market, Selby Gardens, St Armands and beaches. Pet Friendly!!</p> <p><i>Courtesy of KEY SOLUTIONS REAL ESTATE GRP</i></p>								
	40	Closed	MLS ID: A4487610						
	350 Golden Gate Pt, Apt 61	Condo/Townhouse/Apt.	2/2	1,760	28,110	1969	2/15/2021	\$847,000	\$481
	<p>Spectacular water views of Sarasota Bay await you from this 6th floor updated condominium in Bay Point. You'll never tire of saying, "This is spectacular!" as you come home each and every day. You'll feel as if you're on the water as you're looking at views of Siesta Key, Big Pass, Bird Key, Sarasota Bay, Ringling Bridge, Longboat Key and all the activity on the water. The best part is watching the dolphins, manatee and birds doing their daily grocery shopping! The property is located towards the end of Golden Gate Point which affords you a tranquil setting away from the vibrant activity of Gulfstream Ave. yet within a stroll of all that downtown has to offer. St. Armand's and Lido Beach are just a bike ride away. It's a location that's simply hard to beat if you want an oasis downtown. If you're looking to move in without the need of a contractor, the unit has updated bathrooms, kitchen, appliances, flooring, paint, tankless HW & softener and best of all, new PGT hurricane impact windows throughout. Impeccably maintained with a neutral palette and ready for your personalization. Hurry on this one.</p> <p><i>Courtesy of RE/MAX ALLIANCE GROUP</i></p>								
	41	Closed	MLS ID: A4485426						
	770 S Palm Ave, Apt 1203	Condo/Townhouse/Apt.	2/2	1,403	62,846	1975	2/16/2021	\$805,000	\$574
	<p>Location! Location! Location! Be prepared to be HYPNOTIZED and MESMERIZED in this residence with 30 feet of walls of glass offering vistas of Sarasota Bay, Her Islands, and sunsets into the Gulf of Mexico. From the moment you exit your semi-private elevator and walk into this home on the 12th-floor, it will be instant enjoyment. This masterpiece this home has been completely remodeled to perfection. All new Stainless-Steel Samsung appliances, solid surface countertops, and exquisite light fixtures set off the chic and urban kitchen. Custom white cabinetry was designed to maximize storage in the kitchen. New bathrooms and new engineered hardwood flooring throughout are elegant. The redesigned master bedroom has a walk-in closet with a generous bathroom with a walk-in shower. Enjoy downtown living at its finest! This residence, located on one of the most highly sought-after streets in the downtown area with two bedrooms and two bathrooms. By day, sip coffee, gazing out at the beautiful boats sitting in the bay. At night, enjoy dinner with the dazzling city lights dancing off the bay and enjoy epic panoramic views of SUNSETS into the Gulf of Mexico. Walking distance to restaurants and shopping. Enjoy a dip in the pool, the social room, and the fitness room. Assigned parking space and two pets (cats) welcome.</p> <p><i>Courtesy of COLDWELL BANKER REALTY</i></p>								



Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	42	Closed	MLS ID: A4482401					
	50 Central Ave, #16A	Condo/Townhouse/Apt. 2/2	1,595	–	2005	2/16/2021	\$795,000	\$498
<p>Sizzle and simplicity await you at Sarasota's premier upscale condo in the heart of downtown! This fabulous 16th floor end unit with panoramic bay and city views is ready for immediate occupancy. The unit comes with 2 parking spaces and a climate-controlled storage unit. Its functional open floor plan features high ceilings, an inviting foyer, a great room opening to a large terrace with water views, floor to ceiling windows, 2 split bedrooms, tankless water heater and a generous laundry room with a sink. The kitchen was updated with a new galley style sink and faucet, granite countertops, breakfast bar, rich cherry wood cabinetry with pull out drawers, water filtration system, stainless steel appliances including the venting of the exhaust fan above the cooktop to the outside. The master bedroom has wood floors, sliding glass doors to the terrace with partial bay views and 2 windows to capture natural light, a large walk-in closet and master bath with a walk-in shower. Ceramic tile in the main living area and wood floors in both bedrooms make for an easy-care lifestyle. Plaza at Five Points is an intimate pet-friendly building of 49 residential units that provides valet parking and state-of-the-art amenities located on the tenth floor which include a resort like heated pool and spa, a grilling area and screened in gazebo with a fireplace, plus an inviting club room with a catering kitchen, conference room, guest suite and fully equipped fitness center. Ideally located in the epicenter of downtown Sarasota and adjacent to Starbucks and Whole Foods, the Plaza is 100% walkable to satisfy most of your daily requirements, dining or having cocktails with friends, shopping for that perfect gift or outfit, entertainment (Opera House, Florida Studio Theatre, galleries or the Library) and only 2 blocks to the bayfront, 5 minute drive to Lido Beach & St. Armands Circle, and 15 minute drive to the airport.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	43	Closed	MLS ID: A4479517					
	111 S Pineapple Ave, Unit 507	Condo/Townhouse/Apt. 1/2	1,339	–	2019	2/9/2021	\$775,000	\$579
<p>Introducing the only 1-bedroom condominium for sale at the Mark in Downtown Sarasota. The Mark is Downtown Sarasota's newest development that exudes new age coastal modern architecture unlike anything the area has seen before. There is no doubt that this is the preeminent condo for those who desire urban AND coastal living. Don't believe me? See for yourself as #507 presents outdoor living at its finest with 2 outdoor southwest facing terraces. It's not only the views that make this condo amazing, the open floor plan boasts high ceilings, 32-inch Amazon White porcelain tiles, white quartz counter tops, and much more. #507 allows you to walk outside your terrace to the pool area and all the amenities that the Mark has to offer. The building's location will allow you to enjoy breakfast, lunch and dinner at Sarasota's finest restaurants that are only steps away. Looking to take it easy for the evening? Stay home and relax... the sunsets on your spacious balcony will be breathtaking. Make the move and enjoy Sarasota's fine style of living at the Mark #507, you're going to love the way you live. Sold Turnkey Furnished excluding a few items. Listing Agent has a list of items to be excluded. Property is also available for Lease.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	44	Closed	MLS ID: –					
	235 Coconut Ave, Unit 113C	Condo/Townhouse/Apt. 2/5	2,113	–	2006	2/2/2021	–	\$344
–								
	45	Closed	MLS ID: A4449363					
	350 Golden Gate Pt, Apt 23	Condo/Townhouse/Apt. 2/2	1,647	–	1969	2/16/2021	\$699,000	\$424
<p>Golden Gate Point is the Sarasota address for some of the city's most impressive residential offerings with luxury condominiums that hug the shoreline and command breathtaking city, bay, gulf and sunset views. With its beautifully proportioned spaces, elegant finishes and an atmosphere of privacy and refined comforts, this renovated two bedroom second-floor end unit will not disappoint the most discriminating buyer. An abundance of windows sets an open, airy, and bright stage full of natural light offering spectacular views of Sarasota Bay and Ringling Bridge. Designed to make gatherings seamless, the gourmet kitchen opens to the grand family room and features an expansive breakfast bar, white cabinetry, granite countertops, and stainless steel appliances. The gracious master suite offers dual closets and a private bath with dual sinks, tub and shower. Additional features include laundry room with full size washer and dryer and covered parking. Community amenities include gated entry, elevator, deck and lounging area, heated pool and day dock for your private watercraft. Just a short scenic walk or drive from this luxury condo is all that's required to transport you to the restaurants, shopping, beaches and cultural offerings that have made Sarasota a desired destination.</p> <p><i>Courtesy of COLDWELL BANKER REALTY</i></p>								

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	46	Closed	MLS ID: A4481635					
755 S Palm Ave, Apt 301	Condo/Townhouse/Apt.	2/2	1,421	48,371	1983	2/19/2021	\$684,500	\$482
<p>Absolutely Stunning unit in highly sought after Palm Place. The community is a small Gated Community with only 35 units and very friendly residents. This Condo has been COMPLETELY REDONE with floor to ceiling glass sliding doors for an amazing view of the Sarasota Bay and Ringling Causeway! This is a corner unit so you also have a view of Selby and Big Pass. Upgrades include: New wide plank oak flooring in main living area and Bedrooms with Porcelain tile in the kitchen and baths. Quartz counter tops and solid wood maple cabinetry throughout. Stainless appliances to include a wine refrigerator. Under building parking with ample guest spots in the rear of building for an extra car. Storage unit under building. Community pool to enjoy the Florida weather. Walkability to Downtown Sarasota, Selby Gardens and Marina Jacks. One small pet allowed 35 lbs or less. Furnishing available on a separate Bill of Sale. This is a real gem, hurry will not last long!</p> <p><i>Courtesy of MAPP REALTY & INVESTMENT CO</i></p>								
	47	Closed	MLS ID: A4477340					
988 Blvd Of The Arts, Apt 616	Condo/Townhouse/Apt.	2/2	1,555	–	1982	2/22/2021	\$655,000	\$421
<p>Unobstructed BAY VIEWS forever...this you can count on. As the city grows in density and views are impacted all over downtown, this location assures your view and your investment is safe. This two bedroom, two bath "Renoir" floor plan has been updated to include; impact resistant sliding glass balcony door, removal of pop-com ceilings, hardwood flooring, electric sunscreen shades in great room and master bedroom and a tankless hot water heater. The kitchen has wood cabinets, granite countertops and stainless appliances. There is a wonderful nook that can be used as an "eat-in" kitchen or as space for an office. The large master suite with views of the bay has wonderful closet space. Both bathrooms have been updated and this unit is ready for a new owner. Condo on the Bay offers 24 hour security gatehouse, night security, concierge service, reserved assigned under building parking, and climate controlled storage. Amenities include; 2 pools, a sauna, exercise facility, tennis and pickleball courts, boat docks (fee), kayak storage, fishing pier, a library and clubroom.</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								
	48	Closed	MLS ID: A4481091					
707 S Gulfstream Ave, Unit 708	Condo/Townhouse/Apt.	3/2	1,591	–	1974	2/5/2021	\$655,000	\$412
<p>Spectacular views from sunrise to sunset, city lights, boats, tropical birds, marine life, Sarasota Bay, Big Pass, the Gulf and beyond. This 3 Bedroom/2.5 bath corner unit has it all. You will never tire of the endless panoramic views throughout this 7th floor condo. Just off the expansive living/dining area, the generous screened balcony offers an outdoor retreat to relax and indulge all of your senses. The kitchen design provides working space for two cooks and features beautiful granite counters, shaker style cabinets, new stainless appliances and LED lighting. A large master suite provides two walk-in closets and sectioned bath. The third bedroom opens to the main living area with French doors and serves as the ideal flex space to accommodate a variety of changing needs - media room, home office or guest room. All baths have been updated with new granite counters, sinks, and fixtures. The condo also offers an in-unit laundry, 2019 AC, 2 secure garage parking spaces and additional personal storage area. Essex House has a heated saltwater pool, gazebo for grilling & outdoor entertaining as well as a fitness center, saunas and inviting community spaces. Conveniently located between Palm Avenue and Sarasota Bay. Walk to all that downtown Sarasota has to offer - theater, shops, restaurants, art galleries, Selby Gardens, Burns Court, farmer's market, open-air music venues, the waterfront and more. City living at its best!</p> <p><i>Courtesy of MICHAEL SAUNDERS & COMPANY</i></p>								

Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Close Date	Close Price	Price per sq. ft.
	49	Closed	MLS ID: A4485491					
269 Cosmopolitan Ct	Condo/Townhouse/Apt.	2/3	1,792	1,448	2014	2/17/2021	\$625,000	\$349
<p>Enjoy the convenience and ease of urban living and the comfort of neighboring, peaceful suburban streets in this contemporary townhome located within The Q in downtown Sarasota. One of the few units in the complex with open-ended views, this townhome offers convenient access to some of Sarasota's finest restaurants, boutiques and coffee shops. An open concept floor plan greets you atop a grand half spiral staircase, providing the ultimate atmosphere for entertaining. Outfitted entirely with Bosch appliances, the kitchen also features Caesarstone quartz countertops, breakfast bar and high end modern Lube cabinetry. A convenient half bathroom is included on this living level. The master bedroom comes with a custom built in closet and the en suite master bath features his and her sinks, a stand alone bathtub, a private water closet and a glass encased shower with both 3 jet and rainfall showerheads. On the lower level you will find a two car garage complete with custom protective flooring. The expansive second bedroom on this level boasts high ceilings with another en suite bathroom, there is a custom built laundry closet on this street level adjoining a flex space which is ideal for a tv lounge area or home office. This townhome comes with motorized custom semi opaque shades on all windows with additional blackout shades in both bedrooms. The home is also fully smart wired. With Sarasota's spectacular Bayfront, world renowned St Armand's Circle, high profile museums and pristine beaches just around the corner, you will be able to enjoy everything Sarasota has to offer all year round.</p> <p style="text-align: right;"><i>Courtesy of RE/MAX ALLIANCE GROUP</i></p>								
	50	Closed	MLS ID: A4461803					
200 Coconut Ave, Apt 9	Condo/Townhouse/Apt.	2/3	1,721	1,283	2000	2/18/2021	\$575,000	\$334
<p>Downtown Sarasota's BEST KEPT SECRET!! This private enclave of only 11 residences provides a serene, quiet oasis that is only steps away from everything downtown Sarasota has to offer. Less than two blocks to Whole Foods, Starbucks, Florida Studio theater, and Sarasota Opera, with no busy streets or thoroughfares to cross. This two bedroom plus den townhome exudes charm not found in your typical Sarasota condominium or townhome. Each residence has its own charming entry courtyard with lush greenery and private gated entrance, plus a stunning private terrace on the second floor perfect for relaxing and enjoying the Sarasota sunshine. The residence is well laid out, with living room, dining room, kitchen, den and a half bathroom on the ground floor. The kitchen is conveniently located adjacent to the entry courtyard, as well as the laundry and entry from the attached one-car garage. And the fireplace in the livingroom adds charm. Both the master and guest suites have en suite bathrooms and spacious walk-in closets. The master bath has both dual vanities, a shower and separate bathtub. The volume ceilings on both the first and second floors expand the already spacious residence. Large sliding glass doors throughout the residence bring the outside in. This residence is freshly painted, has several brand new appliances, is move-in ready, and offered turn-key furnished. Please note: The property taxes are inordinately low because the property is owned by a non-profit corporation. The property tax will reset following the sale.</p> <p style="text-align: right;"><i>Courtesy of GULFOOAST SELECT HOMES</i></p>								