



\$ 1,375,000



1240 Dolphin Bay Way Apt 401, Sarasota, FL 34242

- » Beds: 3 | Baths: 3 Full
- » MLS #: A4658380
- » Condominium | 2,200 ft² | Lot: 60,984 ft² (1.4 acres)
- » More Info: 1240DolphinBayWayApt401Sarasota.lsForSale.com



Mina Johnson
941.404.9347
minajohnson@michaelsaunders.com
<http://MinaJohnson.michaelsaunders.com>

Michael Saunders & Company
LICENSED REAL ESTATE BROKER

Sales Office
5100 Ocean Blvd
Sarasota, FL 34242
(941) 349-3444



Remarks

Fourth-floor end unit offering breathtaking views of the intracoastal waterway, featuring three spacious bedrooms and three full ensuite baths. Newly installed luxury vinyl plank flooring graces the entire unit. The expansive glassed lanai boasts recently replaced sliding doors, complete with accordion shutters on the inner doors and impact-resistant glass on the outer ones. The kitchen has been thoughtfully opened up and reconfigured for optimal enjoyment. The living and dining areas are bright and roomy. Dolphin Bay is a sought-after, gated, pet-friendly community with only 50 units, each having its own private underbuilding garage, and well-known for its vibrant atmosphere. Amenities include three Har-Tru tennis courts, an active clubhouse, fitness center, pool and spa, day dock, fishing pier, and kayak access. The complex is well-maintained, with a freshly updated exterior and new elevators in 2024, set amidst beautifully landscaped grounds. Just a short stroll to the world-renowned, white crystal sands of Siesta Key beach. Condo fees at Dolphin Bay are being lowered in 2026.