



\$ 1,495,000



1931 High Point Cir, Sarasota, FL 34236

- » Beds: 3 | Baths: 2 Full
- » MLS #: A4690458
- » Single Family | 1,712 ft² | Lot: 13,504 ft²
- » More Info: 1931HighPointCir.IsForSale.com



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Remarks

Experience the best of "West of Trail" living in this impeccably maintained, renovated pool home situated on an oversized lot. The interior features refinished hardwood floors, double-paned windows, and an updated kitchen equipped with custom cabinetry, granite countertops, and stainless-steel appliances. The inviting main living area is highlighted by a tray ceiling and a gas fireplace, with French doors leading to a private outdoor area, perfect for the Florida lifestyle. This exterior retreat includes a saltwater pool and a professionally landscaped, fully fenced yard with irrigation supported by an irrigation well. Significant improvements offer peace of mind and long-term value, including a new standing seam metal roof (2025), a full A/C system (2022), a garage mini-split (2024), and completely replumbed with PVC. The air-conditioned two-car garage features new epoxy flooring and is currently utilized as a versatile game room. Ideally located in the sought-after Southside Elementary district, this residence provides quick access to Southside Village, downtown Sarasota, and the renowned beaches of Siesta and Lido Key. The property has a great rental history.

