

Hamptons

INTERNATIONAL



1505 Sombrero Blvd, Apt 205

1505 Sombrero Blvd, Marathon, FL 33050

2 🏠 2 🚗

£480,000

(\$625,000)

Property details



Key features

- **Pool Description: Pool**
- **Basement: None**

Attributes

- 🏊 **Swimming pool**
- 🏌️ **Near golf course**
- **Apartment**
- 🏖️ **Near to beach**
- 🅅️ **Private parking**

1505 Sombrero Blvd, Marathon, FL 33050

2 🏠 2 📄

£480,000
(\$625,000)

Description

Wake up to breathtaking, unobstructed views of Boot Key Harbor from this impeccably maintained waterfront condo where the Salt Life isn't just a saying, it's a daily reality. Perfectly positioned for the true water enthusiast, this residence offers unrivaled access to both the Atlantic Ocean and Gulf of Mexico within minutes, or set a leisurely pace through the serene, protected waterways of Sisters Creek, where dolphin, manatee, & abundant wildlife are your closest neighbors. This is not your average condo association. Building maintenance is treated as a top priority, and the peace of mind that comes with it is built into every detail: □ Structural Integrity Reserve Study completed, passed, and approved □ Reserves funding -- no special assessments □ 2023 -- Pool decking replaced with marine-grade treated wood □ 2024 -- New composite privacy fence installed around pool area; overflow guest parking added; entire building freshly painted □ 2026 -- Pool decking, breezeways and seawall freshly painted; parking lot reseal scheduled for April 2026 □ Hurricane protection throughout -- high-impact windows & doors plus storm shutters on the entire complex □ Seawall soil stabilization recently completed, extending and strengthening its long-term integrity. Additional interior upgrades include: □ Balcony retiled with no-see-um screens added -- enjoy those harbor views morning to night □ AC & air handler replaced (2022) for efficient, reliable cooling □ Updated guest bath shower □ New vent fans throughout, including a Bluetooth-enabled speaker fan in the master □ New closet doors throughout □ New dishwasher, microwave, and toilets. What an incredible value to the incoming buyer! All that and don't forget you have a gorgeous Golf Course across the street, a beautiful beach down the road and walkable restaurants & shopping, elevator, personal storage unit, kayak and bike storage as well

















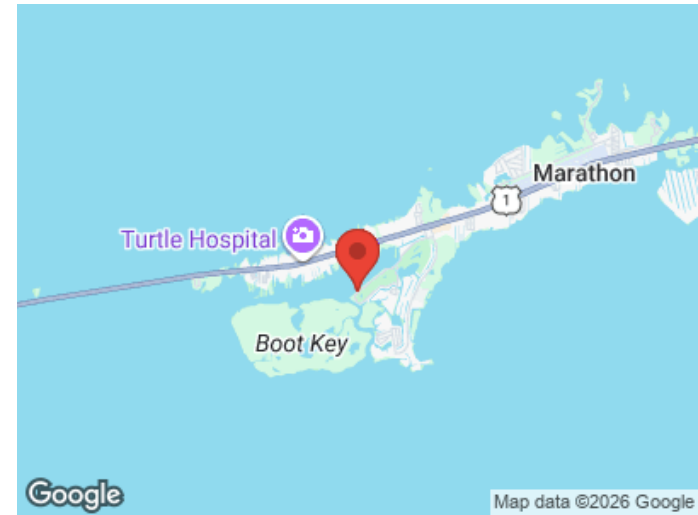
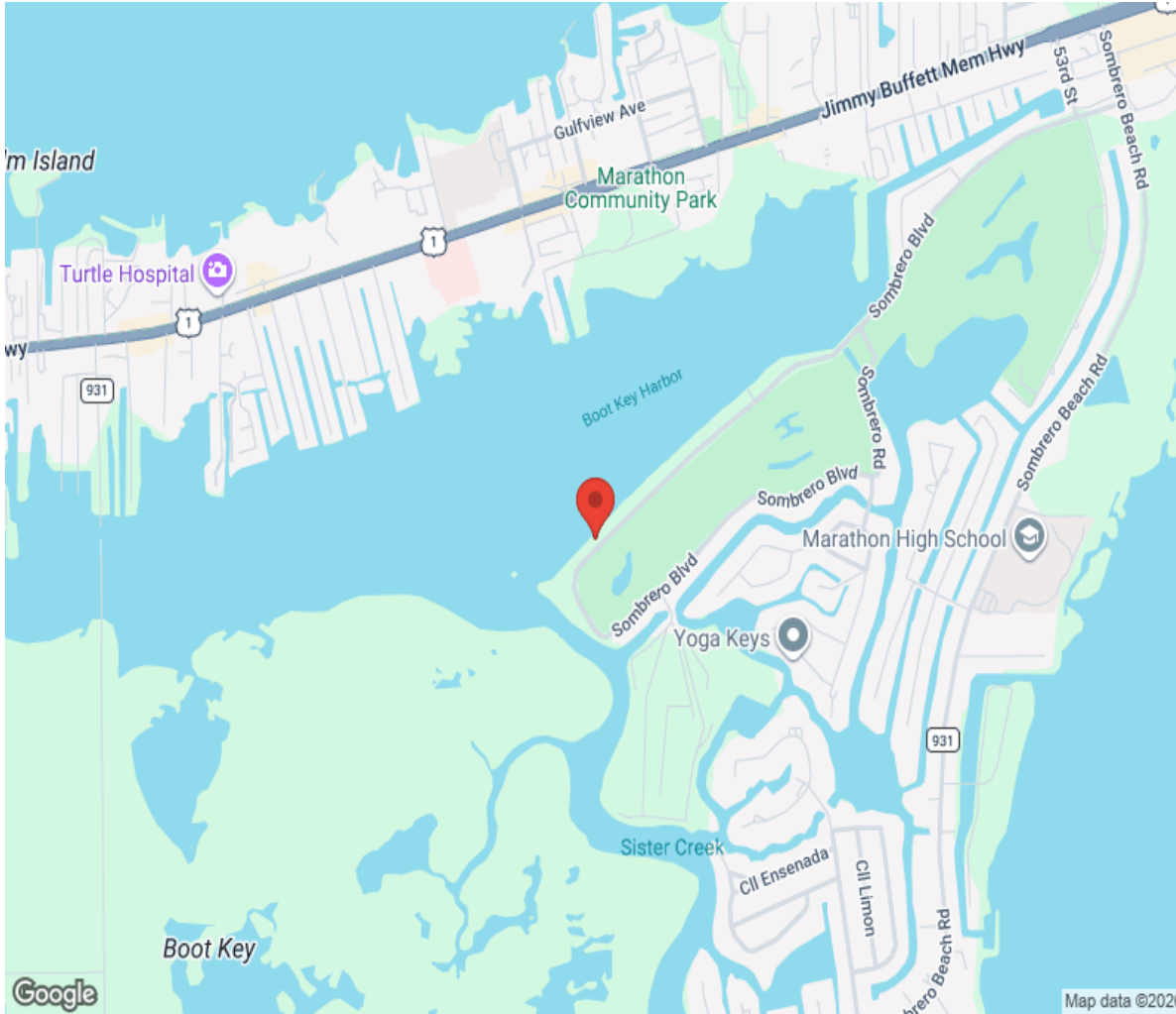








Location



Hamptons

INTERNATIONAL

+44 (0)20 8618 4551

international@hamptons.co.uk

www.hamptons-international.com