



\$ 1,550,000



440 Bocilla Dr, Placida, FL 33946

- » Beds: 3 | Baths: 3 Full
- » MLS #: D6145086
- » Single Family | 1,448 ft<sup>2</sup> | Lot: 10,890 ft<sup>2</sup>
- » More Info: [440BocillaDrPlacida.IsForSale.com](http://440BocillaDrPlacida.IsForSale.com)



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#### Remarks

Upon arrival to this beach house, you'll instantly feel the island vibe. Home has updated roof, siding, and has IMPACT windows and doors. Upon entering the home, you'll immediately notice the spacious open floor plan as well as the artistic flair that flows throughout the entire property. The updated kitchen has sparkly white waterfall countertops with breakfast bar that seats six, white wooden cabinetry with an abundance of storage space, plus a wooden accent island. There is a stainless steel refrigerator, electric convection stove with double oven, dishwasher & sink. There is coretec plus vinyl flooring throughout the home. The living and dining room offer a very relaxing atmosphere with 6-1/2' by 20' of glass walls and door bringing in views of the amazing 400-foot-wide Kettle Harbor Waterway. This truly brings outside into your living space. Yes, you can truly see manatees and dolphins on a regular basis. The on-suite and second bedroom have private access to a 7' x 20' deck with a pergola for sunset viewing. Access to the third bedroom is by way of a beautiful wooden sap cherry staircase. It offers a half bath and its own private balcony overlooking Kettle Harbor. The outdoor oasis is second to none. A salt water pool is 17' x 28' and has a large covered seating and dining area. The

