

DOWNTOWN SARASOTA CONDO ON THE BAY WITH FULL BAY VIEWS

988 BOULEVARD OF THE ARTS #616



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Condo on the Bay is Downtown Sarasota's quintessential bayfront condominium. Located at the end of Boulevard of the Arts where downtown meets Sarasota Bay, everyday life is made better with amazing water views and close proximity to shopping, dining and the arts.

This two-bedroom, two-bath unit has lots of bay-facing windows, a screened-in bayfront balcony and functional floorplan. Luxury finishes include natural marble tile floors in the foyer and kitchen, wood floors in the great room and bedrooms, impact-resistant sliding glass doors, solid-wood cabinets and granite countertops. The kitchen features plenty of counter space, a large opening to the great room with eat-in counter, stainless steel appliances and in-unit laundry closet. The private master suite has wall-to-wall windows with wide-open bay views, walk-in closet and ensuite master bath.

For your security and convenience, Condo on the Bay offers 24-hour security gatehouse, night security, concierge service, reserved covered parking and storage unit. Lifestyle amenities include two resort-style pools, two tennis courts, exercise facilities, pickleball courts, social gathering rooms and libraries. Enjoy boating right from home with first-come boat docks, kayak racks and kayak lift.

Convenient downtown location just .9 mile from Five Points, 3 miles from St. Armands Circle, 3.5 miles from Lido Beach and 4 miles from the Sarasota-Bradenton International Airport.

**Be sure to look at photos of this condo at:
peterglaughlin.com/988-boulevard-of-the-arts-616**

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CONDO ON THE BAY

- Bay-front condominium
- 2 swimming pools
- Lighted tennis courts
- Pickleball court
- Exercise facilities
- Sauna rooms
- Boat Docks (first come basis)
 - Lifts allowed at all docks
- Kayak racks and lift
- Fishing pier
- Social room
- Library
- Concierge service (will carry items from your car to your residence)
- Covered parking
- 24-hour security gatehouse
- Night security
- Beautiful landscaping
- Reserved parking space with 220v outlet for electric car charging
- Walk to downtown arts, shopping and dining
- 3 miles to St. Armands Circle
- 3.7 miles to Lido Beach



RESIDENCE FEATURES

- 6th floor with direct bay views
- Bay-front balcony
- 1,555 sq. ft. A/C | 1,666 sq. ft. total
- Master suite with walk-in closet and ensuite bath
- Assigned parking and storage unit



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FOYER

- Size: 3'5" x 15'2"
- Marble tile floor
- Coat closet



KITCHEN

- Size: 7'9" x 19'4"
- Marble tile floor
- Recessed ceiling lights + track lights
- Solid wood cabinets
- Granite countertops with tile backplash
- Eat-in counter
- Stainless steel, double bowl, undermount sink with garbage disposal
- KitchenAid, stainless steel range with glass cooktop and convection oven
- KitchenAid, stainless steel, over-range microwave/hood
- KitchenAid, stainless steel, side-by-side refrigerator freezer with in-door ice/water dispenser
- Bosch, stainless steel dishwasher
- Closet pantry
- Laundry closet with Maytag stackable washer/dryer



GREAT ROOM

- Size: 15'1" x 25'1"
- Wood floor
- Track lights
- Crown molding
- Impact-glass sliding glass doors to balcony with remote-control, see-through sun shade
- Bay view



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BALCONY

- Size: 6'3" x 15'4"
- Tile floor
- Screened in
- Bay view



MASTER BEDROOM

- Size: 15'1" x 14'6"
- Wood floor
- Ceiling fan with light
- Wall-to-wall windows with remote-control, see-through sun shade
- Bay view



MASTER BEDROOM HALLWAY

- Walk-in closet
- Linen closet
- Alcove
- Storage closet



MASTER BATH

- Size: 9'2" x 7'11"
- Tile floor
- Recessed ceiling light
- Solid-wood, double vanity with granite top, undermount sinks and grooming space
- Walk-in shower with tile floor/walls and glass enclosure
- Exhaust fan



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BEDROOM 2

- Size: 14'7" x 10'10"
- Wood floor
- Ceiling fan with light

BEDROOM 2 HALLWAY

- Linen closet

BATH 2

- Size: 9'1" x 7'6"
- Tile floor
- Recessed ceiling lights
- Solid-wood vanity with granite top, undermount sink and grooming space
- Walk-in shower with tile floor/walls and glass enclosure
- Exhaust fan



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