



**\$579,900**

## **1458 CYGNUS PLACE, MERRITT ISLAND, FL, 32953**

<https://austingarnerrealestate.com>

Pre-Construction. To be built. Your Dream Home Awaits! This stunning residence offers a perfect blend of modern elegance and everyday functionality, with high-end upgrades throughout—all nestled in the highly desirable gated community of Island Forest Preserve, a haven for wildlife enthusiasts and nature lovers. Located just 8 miles from Cocoa Beach, this beautifully crafted Miramar [...]

- 4 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 2151 sq ft



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## Basics

<b>Category:</b> Residential	<b>Type:</b> Single Family Residence
<b>Status:</b> Active	<b>Bedrooms:</b> 4 beds
<b>Bathrooms:</b> 3 baths	<b>Area:</b> 2151 sq ft
<b>Lot size:</b> 0.28 sq ft	<b>Year built:</b> 2026
<b>Subdivision Name:</b> Island Forest Preserve	<b>Bathrooms Full:</b> 3
<b>Lot Size Acres:</b> 0.28 acres	<b>Rooms Total:</b> 10
<b>County:</b> Brevard	

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## Building Details

<b>Building Area Total:</b> 2771 sq ft	<b>Construction Materials:</b> Block, Stone
<b>Architectural Style:</b> Other	<b>Sewer:</b> Public Sewer
<b>Heating:</b> Central, Electric, 1	<b>Current Use:</b> Residential
<b>Stories:</b> 1	<b>Roof:</b> Shingle
<b>Levels:</b> One	

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## Amenities & Features



**Laundry Features:** Electric Dryer Hookup, Washer Hookup

**Utilities:** Cable Available

**Parking Features:** Attached, Garage, Garage Door Opener

**WaterSource:** Public,

**Interior Features:** Breakfast Bar, Entrance Foyer, Eat-in Kitchen, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Smart Home, Walk-In Closet(s), Primary Bathroom -Tub with Separate Shower

**Patio And Porch Features:** Covered, Rear Porch

**Cooling:** Central Air, Electric

**Flooring:** Carpet, Tile

**Association Amenities:** Gated

**Garage Spaces:** 3, 1

**Appliances:** Disposal, ENERGY STAR Qualified Dishwasher, Electric Range, Microwave, ENERGY STAR Qualified Water Heater

**Lot Features:** Sprinklers In Front, Sprinklers In Rear, Other

**Exterior Features:** Storm Shutters

## Fees & Taxes

**Association Fee Frequency:** Annually

## School Information

**HighSchool:** Merritt Island

**Middle Or Junior School:** Jefferson

**Elementary School:** Carroll

## Miscellaneous

**Road Surface Type:** Paved

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** Standard **Pets Allowed:** Yes

## Courtesy of



**List Office Name:** New Home Star Florida LLC

