



**\$2,500,000**

## **286 LANSING ISLAND DRIVE, INDIAN HARBOUR BEACH, FL, 32937**

<https://austingarnerrealestate.com>

Pure classy elegance with an open layout that envelops the gorgeous view of the pool, lanai & the 110 ft wide lot on the Grand Canal. The elegant coffered ceiling is an impressive statement piece as well as the arched windows w wood casings, built in niches & the beautiful fireplace. Multiple french doors access [...]

- 4 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 4545 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> 4 baths	<b>Area:</b> 4545 sq ft
<b>Lot size:</b> 0.69 sq ft	<b>Year built:</b> 2002
<b>Subdivision Name:</b> Lansing Island Phase 4	<b>Bathrooms Full:</b> 4
<b>Lot Size Acres:</b> 0.69 acres	<b>County:</b> Brevard

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# Building Details

<b>Building Area Total:</b> 6869 sq ft	<b>Construction Materials:</b> Block, Stucco
<b>Sewer:</b> Public Sewer	<b>Heating:</b> Central, Natural Gas, 1
<b>Current Use:</b> Residential	<b>Stories:</b> 2
<b>Roof:</b> Tile	<b>Levels:</b> Two

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# Amenities & Features



<b>Laundry Features:</b> Lower Level, Sink, In Unit	<b>Pool Features:</b> Heated, In Ground, Screen Enclosure, Waterfall
<b>Flooring:</b> Carpet, Tile	<b>Utilities:</b> Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
<b>Association Amenities:</b> Basketball Court, Clubhouse, Gated, Maintenance Grounds, Playground, Tennis Court(s), Management - On Site, Management - Full Time, Pool	<b>Parking Features:</b> Garage
<b>Waterfront Features:</b> Canal Front, Navigable Water, River Access, No Fixed Bridges	<b>Fireplace Features:</b> Gas
<b>Garage Spaces:</b> 3, 1	<b>WaterSource:</b> Public, 1
<b>Appliances:</b> Convection Oven, Dryer, Dishwasher, ENERGY STAR Qualified Dishwasher, Freezer, Gas Cooktop, Gas Water Heater, Ice Maker, Microwave, Plumbed For Ice Maker, Refrigerator, Washer, Wine Cooler, Washer/Dryer Stacked	<b>Interior Features:</b> Built-in Features, Ceiling Fan(s), Central Vacuum, Eat-in Kitchen, His and Hers Closets, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Smart Home, Smart Thermostat, Wet Bar, Walk-In Closet(s), Primary Bathroom - Shower No Tub, Butler Pantry, Split Bedrooms, Breakfast Nook
<b>Lot Features:</b> Sprinklers In Front, Sprinklers In Rear	<b>Spa Features:</b> Heated, In Ground, Private
<b>Patio And Porch Features:</b> Covered, Front Porch, Rear Porch, Screened	<b>Exterior Features:</b> Dock, Boat Lift, Storm Shutters
<b>Fireplaces Total:</b> 1	<b>Cooling:</b> Central Air, Electric

## Fees & Taxes

<b>Tax Assessed Value:</b> \$29,048.80	<b>Association Fee Frequency:</b> Monthly
<b>Association Fee Includes:</b> Maintenance Grounds, Security	

## School Information

<b>HighSchool:</b> Satellite	<b>Middle Or Junior School:</b> DeLaura
<b>Elementary School:</b> Ocean Breeze	





# Miscellaneous

**Road Surface Type:** Asphalt

**Special Listing Conditions:** Standard

**Listing Terms:** Cash, Conventional

**Pets Allowed:** Yes



# Courtesy of

**List Office Name:** LoKation

