

\$649,900 - 13253 Ipolita Street, VENICE

MLS® #N6136206

\$649,900

3 Bedroom, 3.00 Bathroom, 2,003 sqft

Residential on 0.15 Acres

ISLANDWALK/WEST VLGS PH 01B,
VENICE, FL

Welcome to your dream home with unparalleled water views with amazing pool on super private lanai. This 3-bedroom, 3-bathroom residence offers 2,003 sq. ft. of meticulously designed living space, combining privacy, elegance, and modern upgrades.

Step into a home that feels both expansive and inviting, thanks to its 12-foot ceilings and 8-foot doors throughout. The unique floor plan maximizes privacy, positioning all large windows at the front, back and right side to ensure youâ€™re never looking into your neighborâ€™s home. Sunlight streams through every room, creating a warm and inviting atmosphere.

The outdoor space is a true oasis, with a completely private lanai and pool deck, enhanced by a privacy wall that extends to the edge of the pool. Relax or entertain while enjoying the best water views in the community. Two 9-foot sliding glass doors open fully, blending indoor and outdoor spaces seamlessly. The primary bedroom features a 6-foot slider, offering lake views, natural light, and direct access to the pool.

This home has been thoughtfully updated with a focus on comfort and functionality, including:

New HVAC system (2020)

Upgraded appliances: Microwave, refrigerator,



washer & dryer (2020–2024)

Pool enhancements: New filter systems,
pump, screens, and epoxied pool deck
(2020–2024)

Hurricane shades for added security and
peace of mind

Primary bathroom remodel (2022), showcasing
modern finishes and design

10-year smoke detectors replaced for added
safety

Islandwalk offers an unmatched lifestyle,
featuring a wealth of amenities designed to
enrich your daily living. Enjoy the clubhouse,
two state-of-the-art fitness centers, 12 lighted
pickleball courts, and 8 lighted clay tennis
courts, perfect for staying active and social.

The community also boasts two dog parks, an
event center, and scenic walking trails that
meander through picturesque bridges, evoking
the timeless charm of Venice, Italy.

Whether you're unwinding by your private pool
or taking advantage of Islandwalk's incredible
amenities, this home offers the perfect
harmony of luxury, relaxation, and leisure.

Don't miss this rare opportunity to own a
beautifully upgraded, lakefront retreat in one of
the area's most desirable communities.

Check out 3-D virtual tour! IslandWalk at West
Villages is a gated master planned community
and lies on 830 acres. This community has the
most abundant amenities that include lighted
12 Pickleball courts and 8 clay/hardwood tennis
courts, 3 swimming pools, 2 fitness centers, 6
bocce courts, event centers, 2 dog parks, fire
pits, art room, 2 community kitchens, gazebo
and some of the prettiest walkways in the
area. The staffed guardhouse provides an
additional level of security. The Islandwalk
homes are connected by a series of fresh
water canals and walking paths and bridges
which give the community the feel of Venice
Italy. The fresh water canals throughout

Islandwalk attract a variety of birds, turtles and other wildlife. An occasional alligator can be seen in the canals or lying on the banks to the thrill of nature lovers. Left undisturbed, they are a fascinating reminder of old Florida. Here is your chance to own an amazing home in an award winning community!

Built in 2008

Essential Information

MLS® #	N6136206
Price	\$649,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,003
Acres	0.15
Year Built	2008
Type	Residential
Sub-Type	Single Family Residence
Status	Sold
Property Taxes	4,849.00
Minimum Lease	6 Months

Community Information

Address	13253 Ipolita Street
Area	Venice
Subdivision	ISLANDWALK/WEST VLGS PH 01B
City	VENICE
County	Sarasota
State	FL
Zip Code	34293-4534

Amenities

Amenities	Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s), Trail(s), Vehicle Restrictions
# of Garages	2

View	Water
Is Waterfront	Yes
Waterfront	Lake Front, Pond
Has Pool	Yes

Interior

Interior Features	High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments
Appliances	Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer
Heating	Electric
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Courtyard, Hurricane Shutters, Irrigation System, Lighting, Rain Gutters, Sliding Doors
Lot Description	Cul-De-Sac
Roof	Tile
Foundation	Slab

Additional Information

Date Listed	January 5th, 2025
Days on Market	219
Zoning	V

Listing Details

Listing Office	GULF SHORES REALTY
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