

\$765,000 - 23823 Waverly Circle, VENICE

MLS® #N6140147

\$765,000

3 Bedroom, 4.00 Bathroom, 2,378 sqft

Residential on 0.16 Acres

SARASOTA NATIONAL PH 1B, VENICE, FL

One or more photo(s) has been virtually staged. Welcome to 23823 Waverly Circle, an exquisite WCI-built Key Largo model, ideally positioned on a premier homesite showcasing panoramic water and preserve views. This elegant residence offers nearly 2,400 sq. ft. of open living space, featuring 3 spacious bedrooms each with its own private en suite plus an additional half bath, a versatile flex-room, a saltwater pool and spa, and a custom outdoor kitchen.

From the moment you step inside, you'll be greeted by soaring 10-foot ceilings, 8-foot doors, crown molding, and elegant 12x24 porcelain tile throughout. The chef's kitchen is a dream, boasting upgraded solid-wood cabinetry with soft-close doors and drawers, quartz countertops, tile backsplash, under-cabinet lighting, stainless steel appliances, a large pantry, and direct access to a versatile flex space or formal dining area. The expansive great room is perfect for entertaining, highlighted by a dramatic tray ceiling and sweeping water views through hurricane-impact sliding glass doors. Step outside to your private backyard oasis, where a heated saltwater pool and spa, custom summer kitchen with built-in grill, vented hood, granite backsplash, and beverage fridge await. The clear-view screen ensures unobstructed lake vistas, while motorized Storm Smart Kevlar hurricane screens add peace of mind. The owner's suite is a luxurious retreat with dual vanities, granite countertops, walk-in



shower, linen storage, and an oversized walk-in closet. Two additional guest suites offer privacy and comfort, each with its own en suite bathroom. A spacious laundry room with sink and cabinetry adds everyday convenience.

This home is loaded with thoughtful upgrades, including impact-rated windows and doors, a built-in Sonos ceiling speaker system, elegant plantation shutters, upgraded lighting and ceiling fans, and a Bosch dishwasher (2023.) Improvements made in 2025 include: a new hot water heater, newly finished epoxy garage flooring, new pool filter, new ceiling fans in each guest bedroom and custom closet shelving in the kitchen. Every detail has been carefully considered in the design and finishes of this exceptional residence, perfectly situated on one of the community's most coveted homesites.

This home is located in the Golf Village and comes complete with two golf memberships included in your HOA fees, which include greens fees and exclusive access to the 19th Hole Bar and Restaurant. Sarasota National offers an abundance of amenities that elevate your lifestyle, including: *Palm Club Restaurant & Bar *Tiki Bar with pool service (there is no mandatory minimum to be spent) *Heated resort-style pool with a dedicated lap section *Bocce, playground, pickleball, and tennis courts * A 7,000-square-foot fitness center with exercise classes *Dog park for your furry friends *Luxurious spa (additional charge) In addition, the Gordon Lewis-designed golf course is located in an Audubon International Certified Signature Sanctuary surrounded by wetlands and preserves. With its close proximity to beautiful area beaches, Historic Downtown Venice, and the evolving Wellen Park, this is an opportunity you don't want to miss. Experience the lifestyle you deserve at Sarasota National - the epitome of resort style living!

Built in 2014

Essential Information

MLS® #	N6140147
Price	\$765,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,378
Acres	0.16
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Style	Florida
Status	Sold
Property Taxes	6,291.00
Pet Size Limit	Extra Large (101+ Lbs.)
Minimum Lease	1 Month

Community Information

Address	23823 Waverly Circle
Area	Venice
Subdivision	SARASOTA NATIONAL PH 1B
City	VENICE
County	Sarasota
State	FL
Zip Code	34293-7333

Amenities

Amenities	Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Golf Course, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s)
Parking	Driveway, Garage Door Opener, Ground Level
# of Garages	2
View	Trees/Woods, Water
Has Pool	Yes

Interior

Interior Features	Ceiling Fan(s), Crown Molding, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Stone Counters, Tray Ceiling(s), Walk-In Closet(s), Window Treatments
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Hurricane Shutters, Irrigation System, Lighting, Outdoor Kitchen, Rain Gutters, Sliding Doors
Lot Description	Landscaped, Near Golf Course, Sidewalk
Roof	Concrete, Tile
Foundation	Slab

School Information

Elementary	Taylor Ranch Elementary
Middle	Venice Area Middle
High	Venice Senior High

Additional Information

Date Listed	August 27th, 2025
Days on Market	30
Zoning	RE1

Listing Details

Listing Office	ENGEL & VOELKERS VENICE DOWNTOWN
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