

A11825428 © Miami MLS © 2025



**\$3,595,000**

## 996 SANIBEL DR

<https://miamirealestateinc.com>

THREE ISLANDS 3RD SECTION 111-16 B POR PAR 10 DESC AS  
COMM SW COR PAR 10,N 62.50,E 377.45 TO POB, CONT E 65,N  
120,W 65,S 120 TO POB AKA: LOT EXTREMELY UNIQUE  
WATERFRONT HOME IN HARBORSIDE ACROSS FROM THE 20  
ACRE PARK AND COVERED PLAYGROUND. A BEAUTIFUL 5  
BEDROOMS/5.5 BATH WITH A PRIVATE BOAT DOCK [...]

- 5 beds
- 6 baths
- SingleFamilyResidence
- Residential
- Active
- 4478 sq ft

## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 6 baths

**Floors:** 2 floors

**Lot size:** 7800, 7800 sq ft

**View:** Canal

**County:** Broward

**Type:** SingleFamilyResidence

**Bedrooms:** 5 beds

**Half baths:** 1 half bath

**Area:** 4478 sq ft

**Year built:** 1998

**Subdivision Name:** THREE ISLANDS 3RD SEC

---

## Building Details

**Water Source:** Public

**Lot Features:** LessThanQuarterAcre

**Construction Materials:** Block

**Garage Spaces:** 2

**Architectural Style:** TwoStory

**Sewer:** PublicSewer

**Covered Spaces:** 2

**Levels:** Two

---

## Amenities & Features

**Pool Features:** Other,Pool,Community

**Security Features:** SmokeDetectors

**Spa Features:** InGround

**Waterfront Features:** CanalFront

**Exterior Features:** Barbecue,Patio

**Interior Features:**

BedroomOnMainLevel,BreakfastArea,DualSinks,EatInKitchen,FirstFloorEntry,SeparateShower

**Parking Features:** Driveway

**Patio & Porch Features:** Patio

**Roof:** Other

**Cooling:** CentralAir

**Heating:** Central

**Appliances:**

Dryer,Dishwasher,Disposal,Microwave,Refrigerator,Washer

---

## Expenses, Fees & Taxes

**Association Fee:** \$3,714

**Tax Year:** 2024

**Tax Annual Amount:** \$52,650

---

## Miscellaneous



**Association Fee Frequency:** Quarterly

**Listing Terms:** Cash,Conventional

**Direction Faces:** North

**List Office Name:** VantaSure Realty LLC

**Community Features:** Clubhouse,Pool

