

No photos available

1503 Marlin Street

\$695,000

Single Family Residence · Nokomis, FL 34275

2

beds

2

baths

2,191

sqft

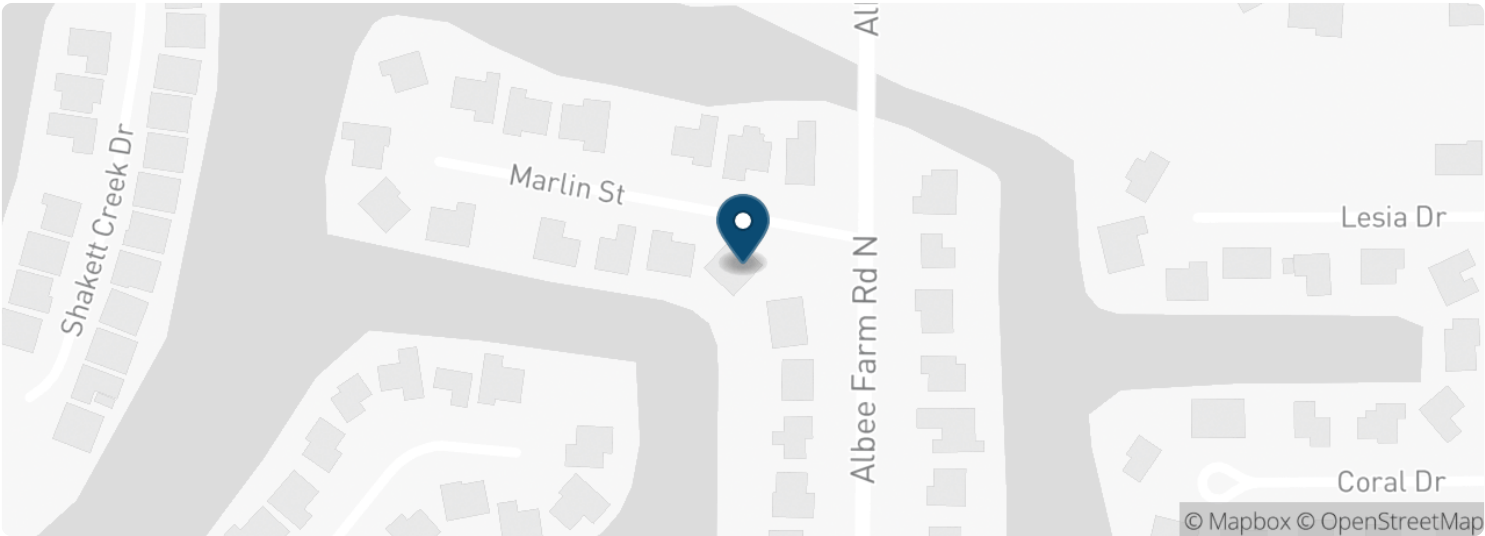
Private

pool



[View online](#)

Year built	Price per sqft	Days on market	Listed	MLS #
1981	\$317	287 days	Jan 8, 2026	A4677473



Property overview

About this property

Discover the perfect coastal boating lifestyle in this beautifully updated canal-front home with direct, easy access to the open Gulf waters. This property has stayed completely dry and untouched through every major storm. It features a refreshed dock with a brand-new 10,000-pound boat lift, making this modern waterfront gem truly stand out. This inviting two-bedroom, two-bath home offers an expansive two-car garage, plenty of driveway parking, and a private swimming pool. Located on a generous third-acre lot with no HOA or community fees, it truly embodies relaxed, high-end Florida waterfront living. The roof was replaced in 2022. Step inside to bright, open interiors with a soft contemporary feel. Recent updates include beautiful coastal-style plank flooring, a gourmet kitchen with premium quartz-like countertops, subtle under-cabinet lighting, high-end Samsung appliances, and custom finishes throughout. The open-concept layout flows naturally from the kitchen into the spacious living areas. Large glass doors in the oversized great room open to the pool and deliver stunning water views from almost every room. The owner's suite is generously sized with a refreshed en-suite bathroom. The guest bedroom is tucked away on the opposite side for maximum privacy, featuring a large walk-in closet, private door, and its own updated bath. There's also a versatile bonus room currently used as a home office with lounge seating and extra space. Open-water boating is just a quick cruise away — less than three miles. A tall vinyl privacy fence encloses a 32-foot concrete pad, perfect for an RV or boat trailer. Conveniently located less than two miles from Sarasota Memorial Hospital's Laurel campus and minutes from Nokomis Beach, popular tiki bars, restaurants, and marinas. Nearby Venice offers world-class performing arts, great dining, museums, festivals, the Legacy Trail, golf courses, and 14 miles of public Gulf beaches. This fully refreshed waterfront home also has strong potential for vacation rentals or income. Furniture is available separately. Come experience this exceptional canal-side retreat for yourself!

Key features

LEVELS

One

LOT

14,942 sqft

FACES

North

PARKING

2-car garage, Covered, Parking Pad, Boat, Driveway

OUTDOOR

Screened

POOL

In Ground, Pool Sweep

PETS

Allowed

Property & ownership details

Home

Property type	Single Family Residence	Year built	1981
Faces	North	Rooms	9
Building stories	1	Living area	2,191 sqft
Total building area	3,306 sqft	Architectural style	Ranch
Levels	One	Bedrooms	2
Bathrooms	2	Full bathrooms	2
Cooling	Central Air	Heating	Heat Pump, Electric
Lot size	14,942 sqft	Construction materials	Block, Stucco
Fencing	Chain Link	Roof	Shingle
Waterfront	Canal Front		

Accommodation & amenities

Appliances	Refrigerator, Range Hood, Range, Dishwasher	Flooring	Luxury Vinyl
Laundry	Washer Hookup, Electric Dryer Hookup	Exterior features	Rain Gutters
Patio and porch	Screened	Pool features	In Ground, Pool Sweep, Fiberglass

Parking & access

Open parking	Yes	Attached garage	Yes
Garage spaces	2	Covered spaces	2
Parking features	Covered, Parking Pad, Boat, Garage Door Opener, Driveway	Road surface	Paved, Asphalt

Community & HOA

Homeowners association	No	Land lease	No
Senior community	No	Pets allowed	Yes

Utilities & services

Utilities	Cable Available, Cable Connected
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Price & sale history

Asking price reduced by \$105,000 (13.1%) since first listed.

Date	Event	Price	Change
May 15, 2026	Price reduced MLS #A4677473	\$695,000	-13.1% -\$105,000
Jan 8, 2026	Listed for sale MLS #A4677473	\$800,000	—

History may be incomplete.

Stellar MLS / IDX



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