topvillasrealty

1740 Assisi Drive

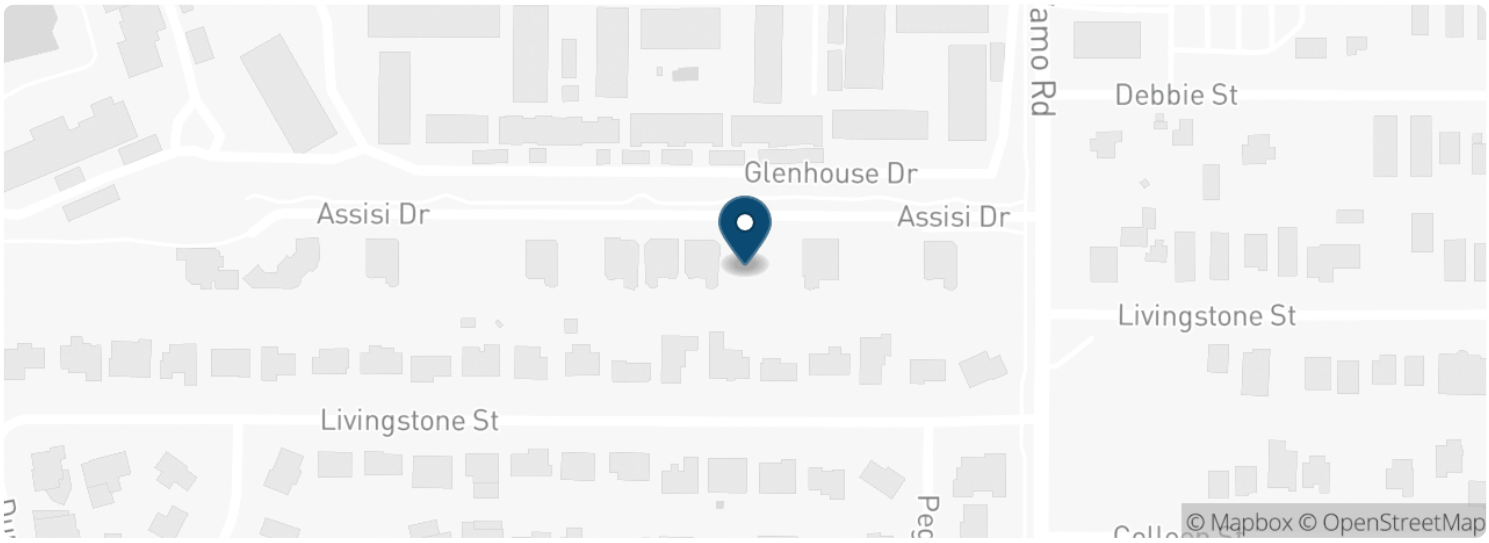
$1,289,000

Single Family Residence · Sarasota, FL 34231

View online

4	6	3,357	Private
beds	baths	sqft	pool & spa

Year built	Price per sqft	Days on market	Listed	HOA	MLS #
2027	$384	23 days	Sep 29, 2026	$960 Quarterly	A4707266



Property overview

About this property

Pre-Construction. To be built. Located in the highly sought-after Portofino on the Bay neighborhood in Sarasota, this cleared homesite presents a rare opportunity to build your dream home in one of the area's most desirable coastal communities. The property has already been cleared and is ready for construction, offering a smooth and convenient start for your custom build. A select builder has plans ready for this lot, providing the opportunity to streamline the building process with a thoughtfully designed home. Buyers may choose to utilize the existing plans or customize them to suit their vision and lifestyle. The style of the home must match the community guidelines. The property is also located close to the highly regarded Pine View School, along with other highly rated public and private schools nearby. This private and gated neighborhood is great for boaters, offering community deeded access to the bay to relax, and a community day dock available upon reservation. If a resident is selling, a private boat slip may become available. Enjoy direct access to the Intracoastal Waterway. Located just 2 miles from downtown Sarasota, residents enjoy quick access to vibrant dining, shopping, and entertainment while still enjoying the privacy and tranquility of this waterfront-friendly community.

Key features

LEVELS
Two

LOT
7,620 sqft

FACES
North

PARKING
2-car garage

POOL
Heated · Spa Heated

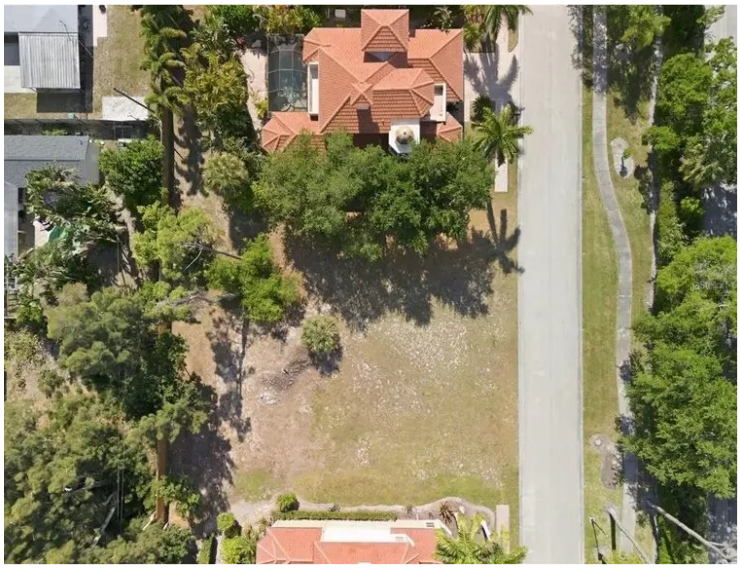
VIEW
Pool

COMMUNITY
Gated · Maintenance

HOA COVERS
Maintenance Grounds, Security

PETS
Allowed

Property gallery



Property gallery

Property & ownership details

Home

Property type	Single Family Residence	Year built	2027
New construction	Yes	Faces	North
Rooms	3	Living area	3,357 sqft
Total building area	4,115 sqft	Levels	Two
Bedrooms	4	Bathrooms	6
Full bathrooms	4	Half bathrooms	2
Fireplace	Yes	Cooling	Central Air
Fireplace features	Electric	Heating	Central
Lot size	7,620 sqft	Construction materials	Concrete
Fencing	Fenced	Roof	Tile
Waterfront	Waterfront		

Accommodation & amenities

Appliances	Dryer, Microwave, Range, Washer, Dishwasher	Flooring	Engineered Hardwood
Laundry	Laundry Room	Pool features	Heated
Spa features	Heated	View	Pool
Window features	Window Treatments		

Parking & access

Attached garage	Yes	Garage spaces	2
Covered spaces	2	Road surface	Paved

Community & HOA

Primary association	Portofino on the Bay	Primary association fee	$960
Primary fee frequency	Quarterly	Land lease	No
Senior community	No	Association amenities	Maintenance, Gated
Association fee includes	Maintenance Grounds, Security	Pets allowed	Yes

Utilities & services

Utilities	Sewer Available, Water Available, Electricity Available

Price & sale history

Date	Event	Price	Change
Sep 29, 2026	**Listed for sale** MLS #A4707266	$1,289,000	—

History may be incomplete.

Stellar MLS / IDX

StellarMLS

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Stellar (MFR) data last updated at October 20, 2026 at 8:01 AM EDT