

\$4,598,000 - 1158 Blue Shell Loop, SARASOTA

MLS® #A4616315

\$4,598,000

4 Bedroom, 5.00 Bathroom, 4,575 sqft

Residential on 0.51 Acres

WILD BLUE/WATERSIDE PH 1, SARASOTA,
FL

2025 Parade of Homes Winner! Custom Home
Category and Best Residential Homes Finalist.

Model Home List Price: \$4,268,000 (Model
Home Net of a Leaseback) plus \$330,000
(Furniture Package) equals \$4,598,000.

Anchor Builders Martinique II fully furnished
Model Home at Wild Blue at Waterside is now
available to purchase with a leaseback.



The grand approach to this one-of-kind
Transitional Model Home is highlighted by
towering columns finished in Artic Hewn
stonework and a horizontal louver shutter. A
wide paver driveway accented with Royal
Palm trees and artistic landscaping provides
easy ingress and egress to the oversized 4 car
garages. The extra wide Wild Blue 100' Lapis
homesite provided custom home builder Roy
Dupuis and their celebrated Residential
Designer an exceptional opportunity to create
a home that truly maximizes this homesite's
spectacular big water and Sunset Views. The
front of the home faces a private preserve.
The moment you step from the seashell paver
Grand Entry through the custom iron 10ft high
doors, your immediate sense of arrival is that
of a calming, welcoming and inviting feel of
sanctuary.

Your attention is immediately captivated by
the uninterrupted sightline from the Foyer
where you will welcome your guests to the
spectacular lake view that elevates the tranquil

and welcoming feel.

The Grand Room features vaulted ceilings with stained wood beams and stained wood archways, connected with wide galleries which invite you to each space with a beautiful blend of elegant, but soothing colors and textures. This comfort and warmth transcend throughout the Owner's Suite, Fitness Room, Study, three ensuite Guest Bedrooms, Powder Bath, and generously appointed Outdoor Living-Dining-Pool Area that blend seamlessly with the indoor spaces.

The Wild Blue at Waterside Clubhouse will provide residents fine and casual dining, social events and a well-appointed fitness center, classes, personal training, golf simulator, movie theatre and more. The shared Midway Sports Center will include 13 acres for neighbors to explore, play and connect. Miles of lakeside and preserve walking paths and trails, 6 tennis courts, 8 pickleball courts, sports pro shop, kayak launch, playground and of course, 2 dog parks for our furry friends ... All created for your next chapter nature-centric, active lifestyle!

The List Price INCLUDES all Furnishings, Artwork, and accessories which total \$330,000. Interior Design and Furnishings by Riley Interior Design. The Sale will be subject to a Builder Leaseback. List Price is Net of a Leaseback.

Built in 2024

Essential Information

MLS® #	A4616315
Price	\$4,598,000
Sold Price	\$4,430,000
Date Sold	October 15th, 2025
Bedrooms	4

Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,575
Acres	0.51
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	1158 Blue Shell Loop
Area	Sarasota
Subdivision	WILD BLUE/WATERSIDE PH 1
City	SARASOTA
County	Sarasota
State	FL
Zip Code	34240

Amenities

# of Garages	4
View	Water
Is Waterfront	Yes
Waterfront	Lake Front
Has Pool	Yes

Interior

Interior Features	Cathedral Ceiling(s), High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Walk-In Closet(s)
Appliances	Bar Fridge, Built-In Oven, Dishwasher, Disposal, Dryer, Freezer, Gas Water Heater, Microwave, Range, Range Hood, Refrigerator, Washer, Wine Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Electric

Exterior

Exterior Features	Outdoor Kitchen
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Roof	Tile
Foundation	Stem Wall

Additional Information

Date Listed	July 7th, 2024
Days on Market	405
Zoning	VPD
HOA Fees	2576
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	ANCHOR REALTY OF S W FL INC
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Listing information last updated on October 19th, 2025 at 5:34am EDT