

# Royal Palm Yacht & Country Club



1836 Sabal Palm Drive | Boca Raton, Florida



Office (561) 368-6200

[www.RoyalPalm.com](http://www.RoyalPalm.com)

## Interior Estate

### INTERIOR FEATURES

- 4-bedroom plus office Mediterranean style home
- Double door entry with stained glass window details
- Marble foyer with oversized custom glass chandelier
- Wrapping marble staircase with wrought iron railing, mosaic tile details, and ceiling height accent window
- Formal living room with two-story ceilings, tumble stone gas fireplace and mantel, recessed lighting and accompanying views of the pool
- Formal dining room with custom chandelier, recessed lighting, and marble floors
- Saturnia marble floors, volume ceilings, and oversized moldings throughout home
- Office with double glass door entry, wood floors, recessed lighting, and crown molding

### MASTER SUITE & BATH

- Double door entry into the master foyer
- Large master suite with crown molding, wood floors, and French doors leading to a private sunning balcony
- Master bath has double vanities plus large makeup area, sizeable glass door shower, separate jetted tub, and private water closet
- His and her walk-in closets with custom wood built-ins and ample shelves and storage

### GOURMET KITCHEN & LAUNDRY

- Light and bright kitchen with custom wood cabinets, granite counters, recessed lighting, and a large peninsula with counter-height seating and storage
- Matching center island with power and storage
- Matching white subzero refrigerator/freezer, Kitchen-Aid double wall oven, Kitchen-Aid dishwasher, and Jennifer-Air has 5-burner cooktop with stainless hood
- Breakfast dining room with views overlooking the pool
- Family room opens to the kitchen with views and access to the pool for effortless entertaining
- Large laundry room with GE washer and dryer, soaking sink, garment rack and built-in storage

### EXTERIOR FEATURES

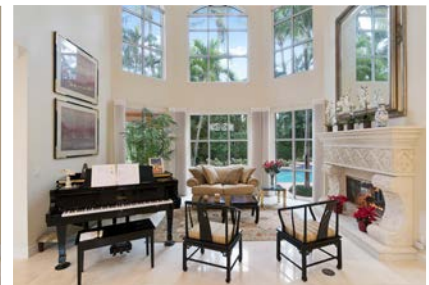
- Heated pool with tile accents, spa, cascading water feature, landscape planter box, and paver pool deck
- Private gated backyard with lush tropical landscape
- Covered loggia with tongue and groove wood ceiling, recessed lighting, and tumble stone columns
- Open entertaining areas with room for a summer kitchen or additional dining space

### ADDITIONAL FEATURES

- Elevator with custom wood paneling
- 3-car garage
- Motorcourt circular paver driveway
- Barrel tile roof
- Ademco home security system with motion sensor lights
- Automatic zoned sprinkler system
- 4-zone air conditioning
- Central Vacuum

### COMMUNITY FEATURES

- 24 hour security
- Jack Nicklaus Signature golf course
- World class yachting facility
- Conveniently located, minutes to downtown Mizner Park and walking distance to the beach and Boca Resort and Club
- Royal Palm Yacht & Country Club is the most sought-after community in South Florida since 1959



Presented Exclusively By

David W. Roberts - Broker/Owner



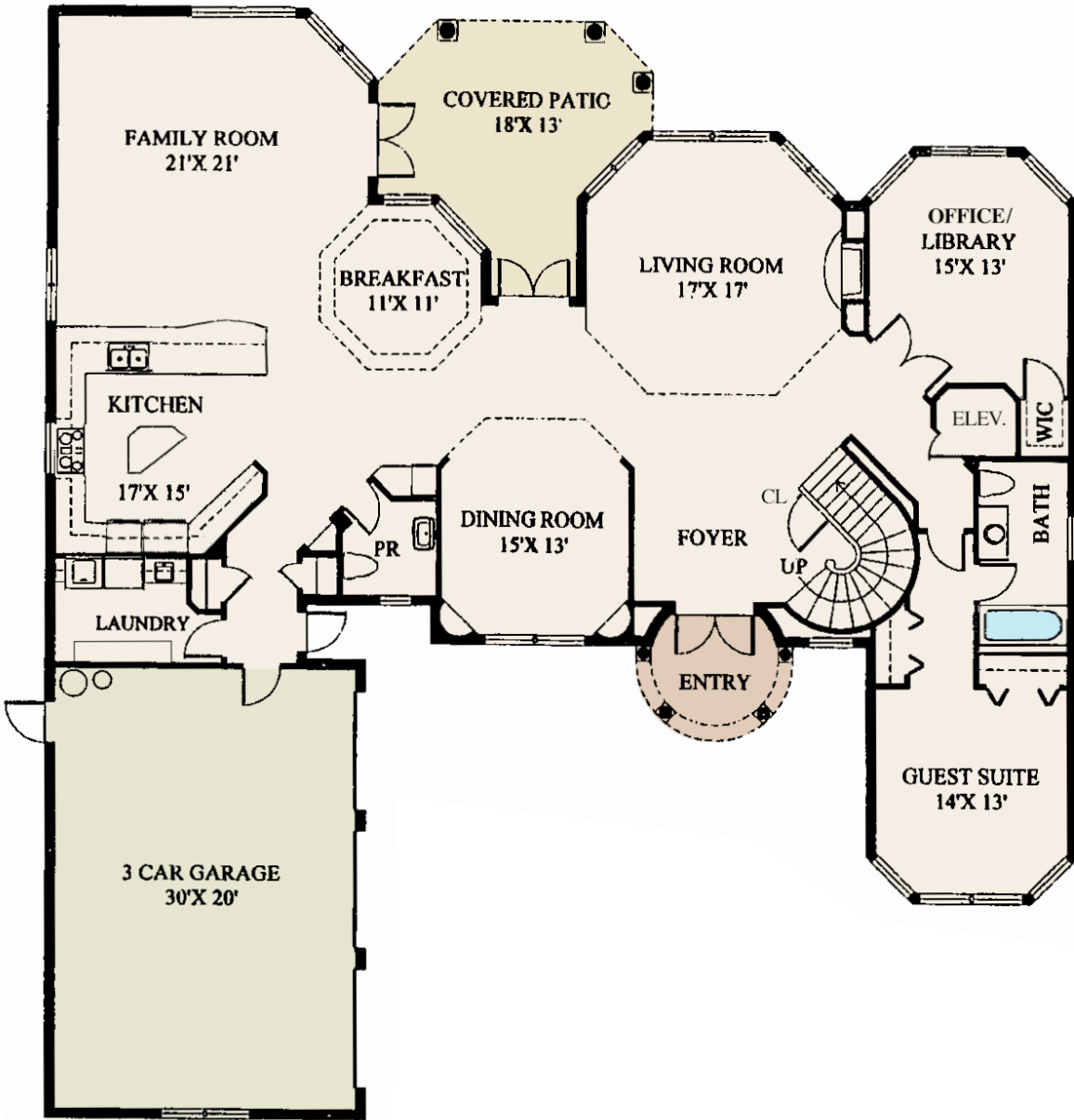
Office (561) 368-6200

[www.RoyalPalm.com](http://www.RoyalPalm.com)

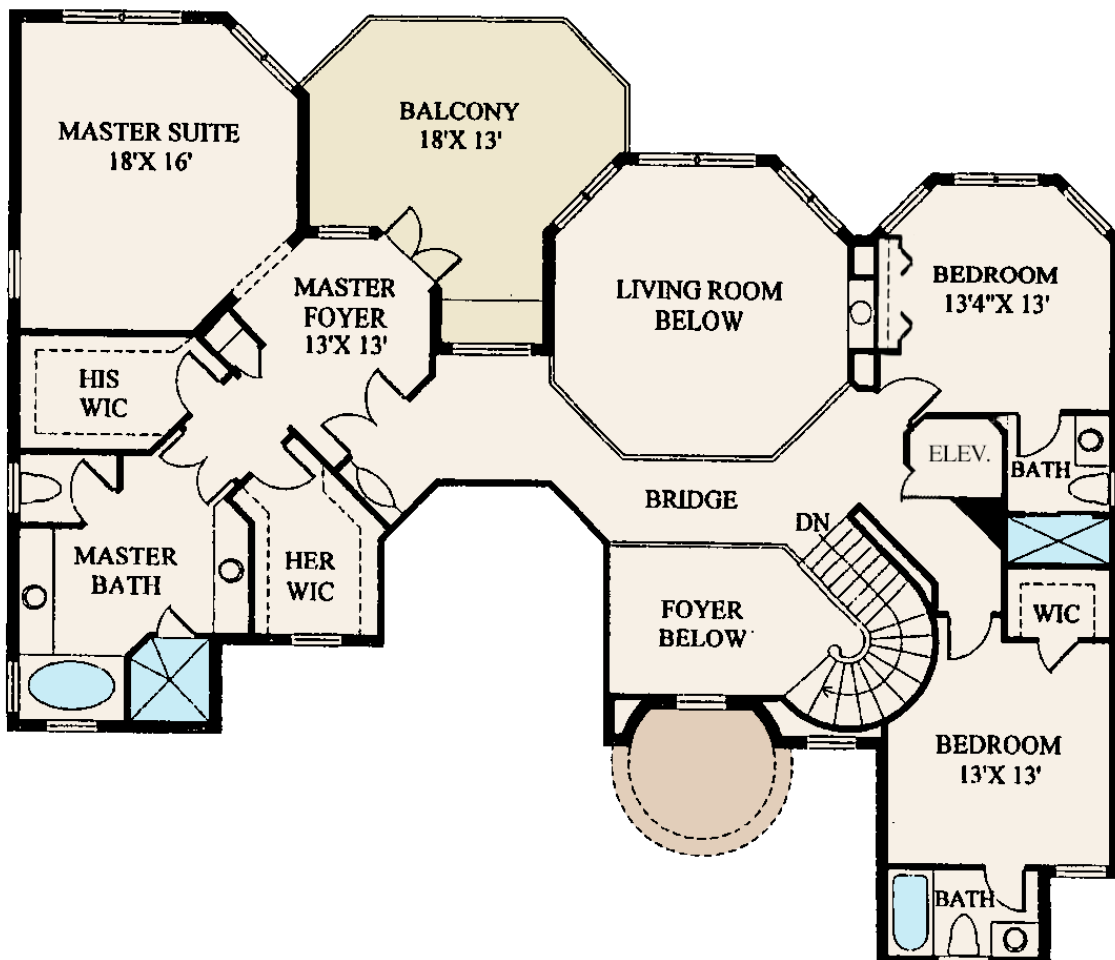
The only real estate firm dedicated exclusively to Royal Palm Yacht & Country Club


**1836 Sabal Palm Drive**

**First Floor**



**Second Floor**



 <b>Interior Estate</b>	
<b>BEDROOMS</b>	4
<b>BATHROOMS</b>	4.1
<b>YEAR BUILT</b>	1997
<b>LOT SIZE</b>	90' X 125' X 90' X 125'
<b>LIVING SQ. FT.</b>	4,108 SQ. FT.
<b>TOTAL SQ. FT.</b>	5,091 SQ. FT.
<b>GARAGES</b>	3

NOTE: All measurements, features and specifications are approximate. The accuracy of this information is subject to errors, omissions and changes. An architect should be contacted for actual measurements, features and specifications. Not intended to solicit another Broker's listing. Royal Palm Properties, Licensed Real Estate Brokers.