

Royal Palm Yacht & Country Club



324 Coconut Palm Road | Boca Raton, Florida



Office (561) 368-6200

www.RoyalPalm.com

Waterfront Estate

INTERIOR FEATURES

- Grand two-story foyer entry with stained glass double door and custom painted frescos on the ceiling
- Formal living room with natural gas fireplace
- Formal dining room with custom painted ceiling frescos
- Library with custom wood built-ins
- Billiards room/club room with an equipped bar overlooking the summer room and pool
- Wood and stone flooring throughout
- Secured Mahogany wine cellar with humidity control and storage for 1800 bottles
- Steam room in cabana bath
- First-floor suite with ensuite bath, and walk-in closet

GOURMET KITCHEN & LAUNDRY

- Large kitchen overlooking breakfast area with French doors leading to a covered summer room
- Custom wood cabinets with marble counters
- Double work islands with vegetable sinks and raised snack bar
- Instant hot water system
- Top-of-the-line appliances: built-in Miele coffee maker, double Thermador ovens and two Bosch dishwashers
- Large first-floor laundry room with sink and storage

MASTER SUITE & BATH

- Second-floor master suite with foyer entry, herringbone pattern hardwood floors, separate sitting room, morning bar and French doors leading to two private terraces - one with a fireplace and one with two outdoor showers
- Private terrace includes outdoor showers, a wood burning fireplace, and two marble sun decks
- Large walk-in closet with custom built-ins and storage
- Master bath has large open shower, separate tub, his and her vanities with custom cabinets and marble counters, and his and her private water closets (hers with bidet, his with urinal)

EXTERIOR FEATURES

- 110' on the Buccaneer Palm Waterway with southeast exposure and direct Intracoastal & Ocean access
- Gorgeous heated infinity edge pool with a marble stairway entry
- Heated spa with cascading water feature
- Lush tropical landscaping and live planters
- Summer kitchen with bar area overlooking the waterway
- Covered and open patio areas
- Equipped deep-water dock
- Gated front entry with motor court driveway
- Wood burning fireplace in the summer room
- Premium artificial turf backyard

ADDITIONAL FEATURES

- Impact glass windows and doors
- Natural gas water heater and softener
- 4-car garage with storage space
- Barrel tile roof (replaced 2019)
- Vantage lighting system throughout the home
- Security system including cameras
- Central vacuum
- Commercial water purifying system throughout the whole house
- 5-zone air conditioning with new duct work
- Whole house natural gas generator
- Safe room

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 all South Florida Since 1959



Presented Exclusively By

David W. Roberts - Broker/Owner

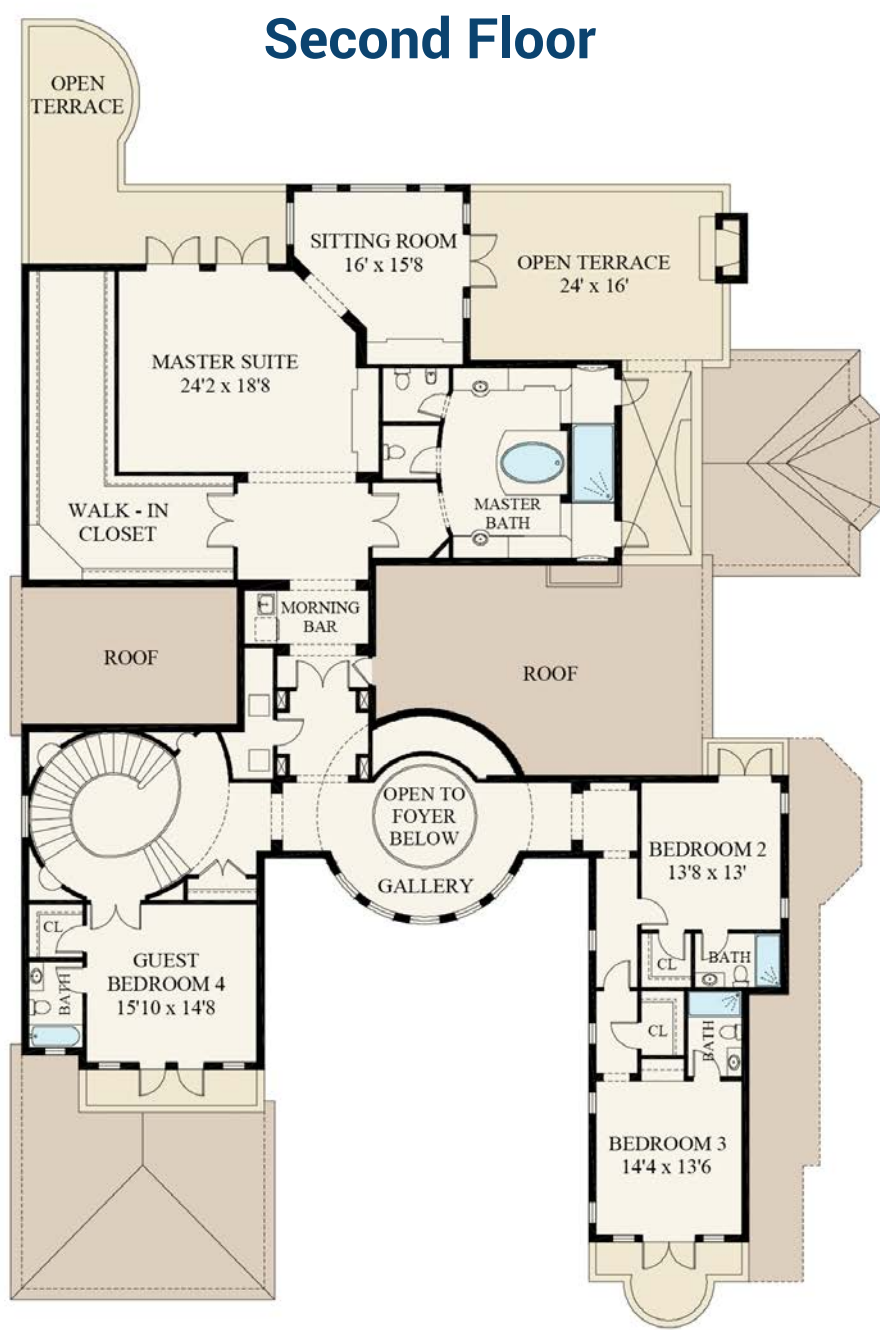
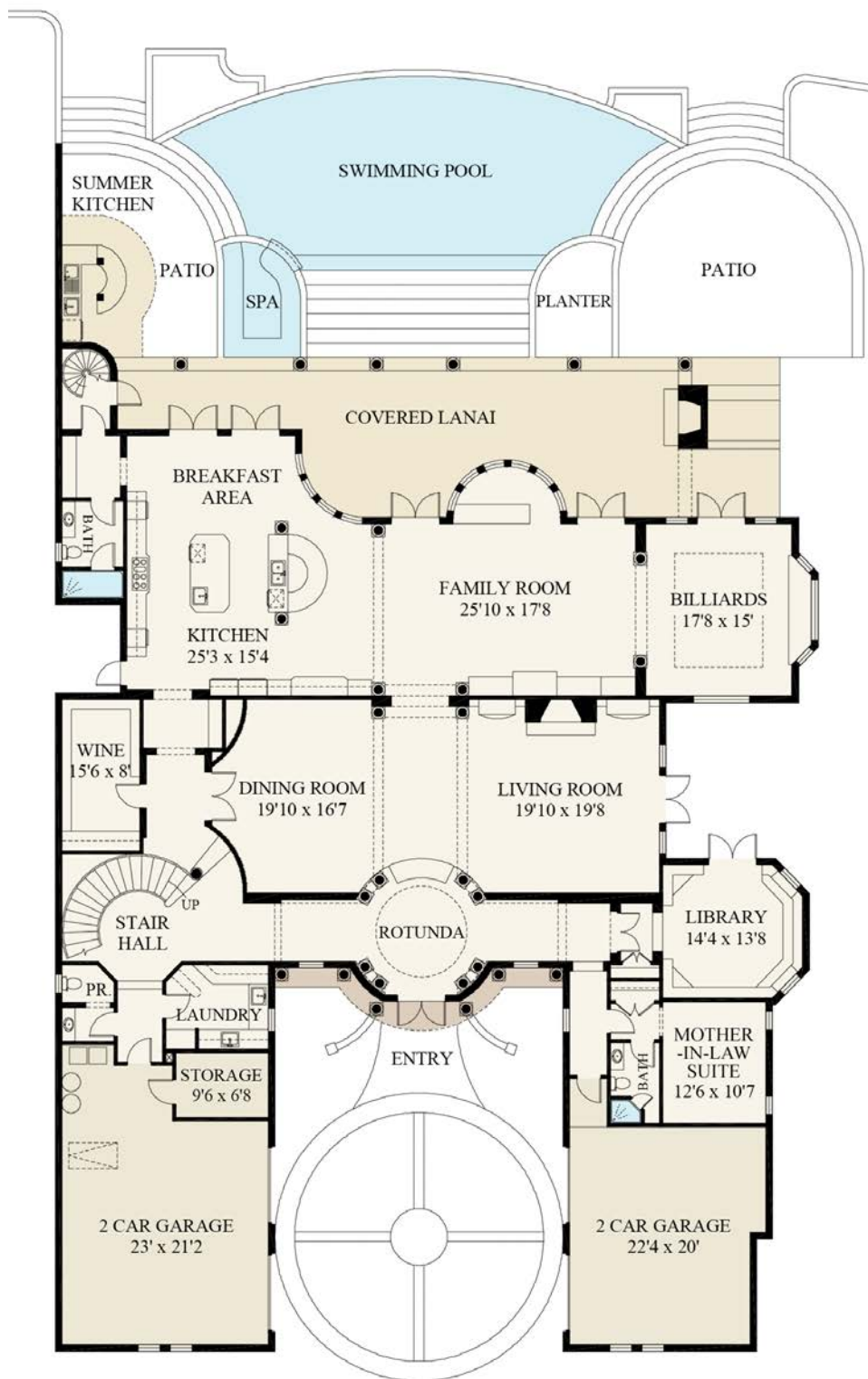


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The only real estate firm dedicated exclusively to Royal Palm Yacht & Country Club

324 Coconut Palm Road



Waterfront Estate

BEDROOMS	5
BATHROOMS	6.1
YEAR BUILT	2001
LOT SIZE	85' X 191' X 110' X 188'
LIVING SQ. FT.	7,715 SQ. FT.
TOTAL SQ. FT.	9,573 SQ. FT.
GARAGES	4

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.