

THE ULTIMATE WATERFRONT HOME  
RARE OPPORTUNITY TO LIVE IN BEACH PARK  
FROM SOUTH TAMPA'S LEGENDARY CUSTOM BUILDER



PROPOSED CONCEPTUAL DESIGN



**BAYFAIR**

HOMES OF  
ENDURING SIGNIFICANCE

# DESIGN & BUILD THE HOME OF YOUR DREAMS

Nestled on an oversized homesite boasting over 100 feet of waterfront, this exceptional property offers direct boating access to Tampa Bay. Set on a picturesque non-through street adorned with grand homes and private estates, it promises an idyllic living experience.

Crafted by Bayfair Custom Homes, a renowned builder established in 1989, this 6,808 square-foot masterpiece exemplifies their commitment to luxury and meticulous attention to detail. The residence showcases five bedrooms, five full baths, two half baths, and a Bonus Room with a Balcony that overlooks the rear yard and serene waterfront.

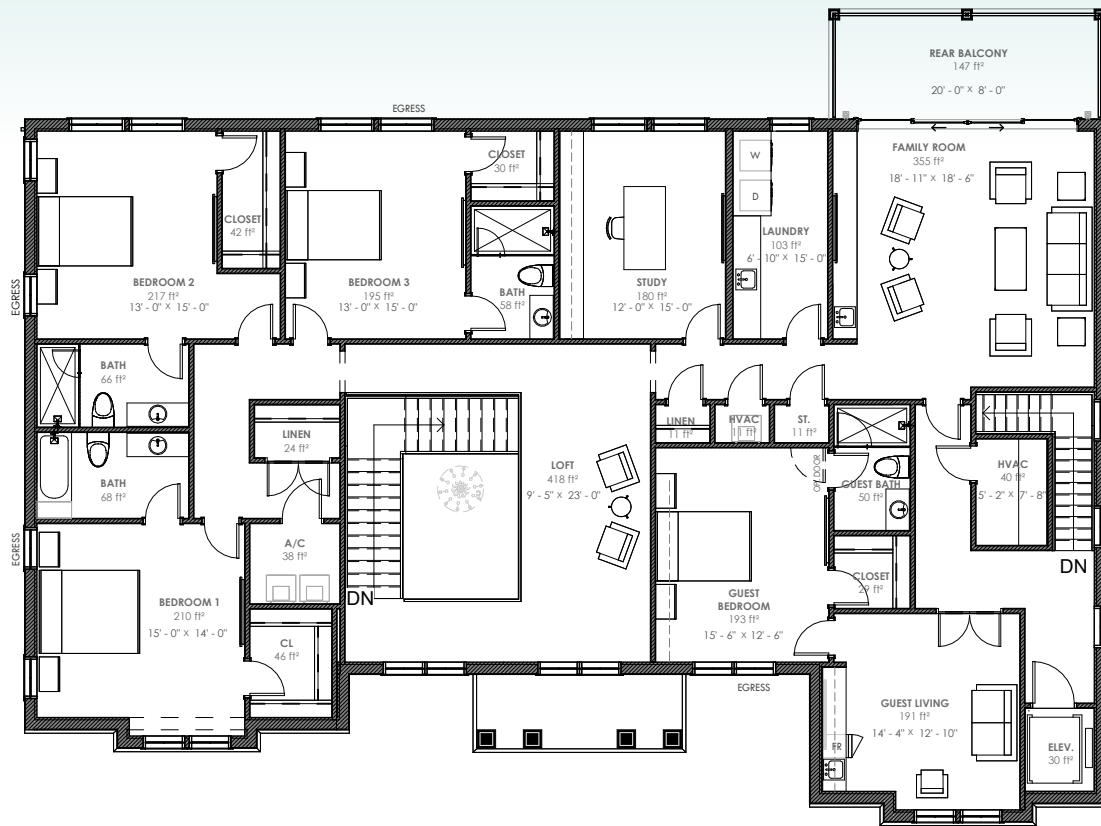
Inside, you'll find gracious living spaces designed for comfort and elegance. Indulge in the wine room, take advantage of the convenience provided by the elevator, stay fit in the gym, and accommodate guests in the private suite. The expansive outdoor living area beckons with a fireplace and an outdoor kitchen, perfect for entertaining. Meanwhile, the motor court entry and four-car garage cater to the discerning motorcar enthusiast.



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Embrace the prestige and quality that Bayfair Custom Homes is renowned for, as they bring their decades of expertise to this unparalleled waterfront retreat. With its unrivaled location, spacious layout, and luxurious features, this is an exceptional opportunity to experience the pinnacle of waterfront living in South Tampa's Beach Park neighborhood.





## LEVEL TWO

### ADD YOUR PERSONALIZED FINISHES:

- Custom temperature-controlled wine cellar showcase in Dining Room.
- Custom interior Kitchen and Baths cabinetry with luxurious quartz countertops.
- Custom built-in cabinetry in Study and Great Room.
- Steam shower in Primary bath.
- Extensive interior trim package including 8" baseboards, 7" crown moulding, door/window casing and select spaces with wood beams, wainscoting and other luxurious trim accents.
- Acclaimed Bayfair signature paint finishing on interior walls and interior mouldings.
- Wide-plank hardwood flooring throughout living spaces and bedrooms.
- Generous Closet and Pantry shelving allowance.
- Synergy pine wood ceilings on Front Porch, Outdoor Living Area and Rear Balcony.
- Personalization of Exterior and Interior Finishes with your Bayfair Design Coordinator assisting you.



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## NOTABLE CONSTRUCTION FEATURES:

- Two-story block construction.
- 11'4" volume ceilings downstairs and 10' ceilings upstairs.
- Boral Saxony 900 flat tile roofing.
- 24kw Generac natural gas generator.
- Upgraded impact-rated aluminum clad wood exterior casement windows and doors.
- Custom front entry door and sidelights.
- R-20 spray foam insulation and enhanced insulation package for energy savings.
- Midfloor and interior wall enhanced insulation package for sound absorption.
- Circular driveway with luxury Belgard hand-cobbled style Mega-Bergerac pavers with grand motor court entry to the two two-car garages.
- One-year Bayfair limited warranty & ten-year structural warranty.



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**Inquire today about making this  
incredible opportunity yours**

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