

5355 S Hwy A1A, Melbourne Beach

Recent Improvements/ Features

All Impact glass sliders, doors and windows

All wood flooring (second floor)

Dramatic 2 Story, Dual floor, wood burning fireplace with custom floating mantles and concrete Hearths.

Top of the line outdoor handles Marine grade 305 Stainless Steel.

Dual Tankless Electric Water heaters

All interior walls have Cedar Tongue and groove 2.5" planking floor to ceiling (behind drywall).

Unique Cedar Exposed Beam construction.

Top of the line Thermador kitchen appliance package

Expandable living space/ office /laundry/ closet or elevator for second floor

All interior doors are solid wood (no hollow core).

High end Aluminum Roof 2025

All 3 ACs, all ducting, and handlers replaced in 2022.

4 Bedroom 3.5 baths

Whole House re-stuccoed and painted in 2025

300+ ft. Deep Well for home water & irrigation - 2nd well onsite great for filling the pool

Reverse Osmosis water for Fridge / Ice water

Whole Home filtration with Cistern, Digital Water Softener and Hydrogen Peroxide Drip system

Composite decking entire second floor balcony with custom Aluminum/ 305 Marine grade Stainless Steel outdoor cable Railing and Stair system.

New pavers front and rear

Shark Coating garage floors

Circular paver driveway

Mature Banana plants on North side of property.

Underground power & fiber optic internet

3.5 garage with custom utility lift & Dual 50Amp EV charging plugs in both garages

Brand new \$15k, 220V Bullfrog Spa

Stainless steel faucets throughout

Dimmable LED WiFi lighting throughout

Custom Interior Floating Stairs w/ LED Integrated lighting in Treads

Dual Concrete Septic system on South side of property.

Above average elevation for Mel Beach from both A1A and ocean

Riparian rights