\$648,000 - 735 Pilot Lane 611, Merritt Island

MLS® #1013606

\$648,000

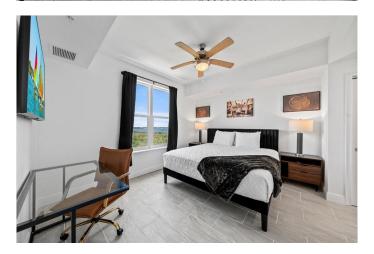
2 Bedroom, 2.00 Bathroom, 1,344 sqft Residential on 0.11 Acres

River Fly-In, Merritt Island, FL

Introducing a one-of-a-kind living experience tailored for those who cherish the skies and the serenity of water. River Fly-In offers a fusion of luxury living and aviation convenience, with state-of-the-art amenities poised to elevate your lifestyle. With aviation enthusiasts in mindyou'll have seemless access to the Merritt Island airport. Embrace the tranquility of waterfront living with breathtaking views. Whether you seek peaceful mornings by the water's edge or thrilling water activities, this lifestyle caters to your every desire. Step into luxurious interiors crafted with meticulous attention to detail. From sleek white kitchen cabintes and dark granite counters with premium finishes, each residence offers a sophisticated retreat that perfectly complements its natural surroundings. Whether you're unwinding by the poolside, staying active in the fitness center, or socializing in the clubhouse, The River Fly-In provides an array of recreational options for everyon The price of each unit includes a designated parking place in the parking garage. Open parking is available in the front parking lot. Additional parking spaces are available in the parking garage for an additional fee. Each unit is slightly different. Some units have white kitchen cabinets, grey, Cherry wood, or black. Counter tops and floors are also unique to each unit but all flooring is tile. Please call to preview the 4 different floorplans and interiors. Unit HOA's vary slightly according to floor plan. HOA's basically







cover everything except the electric bill. If there is a power outage, a large generator maintains operations of the door to the parking garage, elevators and lights. Short term rentals are allowed, 3 day minimum, with certian restrictions, including participating in designated short term rental management company. Otherwise 7 months is the minimum for rentals. Hangars are currently under construction and are available for purchase for additional cost. There will only be 20 boat slips in the marina. Those are also available for additional purchase. A waterfront restaurant will be built down near the marina. The elevated walkways that are in place will lead to the marina.

Buyers agent must accompany prospective buyer to first showing. You can register you buyer with us for additional showings and do not need to accompany.

Built in 2024

Essential Information

MLS® # 1013606 Price \$648.000

Bedrooms 2
Bathrooms 2.00

Full Baths 2

Square Footage 1,344

Acres 0.11

Year Built 2024

Type Residential Sub-Type Condominium

Style Other Status Active

Community Information

Address 735 Pilot Lane 611
Area 253 - S Merritt Island

Subdivision River Fly-In
City Merritt Island

County Brevard

State FL

Zip Code 32952

Amenities

Amenities Boat Dock, Clubhouse, Elevator(s), Fitness Center, Gated, Jogging

Path, Maintenance Grounds, Management - Developer, Management - Full Time, Marina, Pool, Sauna, Security, Spa/Hot Tub, Tennis Court(s),

Trash, Water

Utilities Electricity Available, Sewer Connected, Water Connected

Parking Garage, Gated, Parking Lot

View Bridge(s), City, Creek/Stream, Marina, River, Trees/Woods, Water,

Protected Preserve

Is Waterfront Yes

Waterfront Creek, Navigable Water, River Access, River Front

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Kitchen Island, Open Floorplan, Primary

Bathroom -Tub with Separate Shower, Walk-In Closet(s)

Appliances Disposal, Electric Range, ENERGY STAR Qualified Dishwasher,

ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Water

Heater, Microwave

Heating Central

Cooling Central Air

of Stories 1

Stories One

Exterior

Exterior Concrete

Exterior Features Balcony, Outdoor Shower, Tennis Court(s), Impact Windows

Lot Description Airport Community, Many Trees, Sprinklers In Front, Sprinklers In Rear,

Wetlands, Wooded

Roof Membrane
Construction Concrete

School Information

Elementary Tropical

Middle Jefferson

High Merritt Island

Additional Information

HOA Fees 828

HOA Fees Freq. Monthly

Listing Details

Listing Office Dale Sorensen Real Estate Inc.

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