



Old Naples ♦ 215 3rd Avenue North



Gulf Coast

INTERNATIONAL PROPERTIES™



## Newly Constructed Classic Floridian Style Home just steps from the Beach

VIV Homes presents a new classic Floridian style home situated on a beautiful and quiet Mahogany tree lined street, right in the heart of Old Naples. Perfectly positioned just 6 homes from the beach this residence stands on a sizable lot with rear alley access and affords easy walkability to 5th Ave South world class amenities. Encompassing over 6,200 square feet of air conditioned space, this 5 bedroom plus study home is a remarkable opportunity that offers an unrivaled level of quality along with a stunning outdoor living space including a substantial southwesterly exposed pool/spa, full outdoor kitchen, and a large covered living area protected by automated screens and shutters. Residence emphasizes full concrete construction, open great room floor plan, Legno Bastone Oak wood flooring, gourmet kitchen with Sub-Zero/Wolf/Miele appliances complemented by bespoke cabinetry and an oversized cascading marble center island. Additional features include Sonos sound system, Lutron lighting, and security with cameras. [www.viv-homes.com](http://www.viv-homes.com).















































VIV is a residential property development company with a unique approach: we prize quality over quantity. We're a team of specialist professionals in constant search of perfection. Each VIV home is a limited edition of one. From the most sought-after premium lot, through intensive planning, architecture, design and build, the dream is in the detail.

VIV was inspired by a vision.  
A vision of refined Naples living at its best.

[www.viv-homes.com](http://www.viv-homes.com)



**Old Naples ♦ 215 3rd Avenue North**

**New Construction Single-Family Home**

**Lot Size: 100 x 150**

**Year Built: 2017**

**Living Area: 6,213 sq. ft.**

**Total Area: 8,027 sq. ft.**

**Bedrooms: 5 + Den**

**Full Bath: 5, Half Baths: 1**

**Pool: Yes**

**Spa: Yes**

**Garage: 3-Car, Attached**



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All information is deemed reliable, but not guaranteed.