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A New Standard in The Shores: 5 Beds, a Guest Annex and Your Own Boat Lift on Half an Acre

W Bay North East

MLS# 421528

US$6,499,000



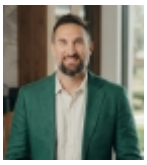












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116 Shoreline Drive is a fully renovated canal-front home in The Shores, one of West Bay's most established gated communities. The home sits on 0.53 acres with a 50 ft dock, a power boat lift and direct canal access to the North Sound. The main house has 5 bedrooms and 5.5 bathrooms, and a separate 1-bedroom annex gives guests, family or staff a space of their own.

The home features a clean, modern interior with spacious, open-plan living and dining areas, offering uninterrupted views from the kitchen through to the pool terrace and canal. Large-format tiles with mitred corners, recessed LED lighting with adjustable scenes and shadow-gap door frames keep the lines simple throughout.

The kitchen is by Schüller of Germany, with floor-to-ceiling cabinetry in a fingerprint-proof finish, Miele appliances, a large island and a concealed walk-in pantry with room for a second fridge. There is also a separate bar with a Miele wine fridge, an appliance cupboard behind folding doors and a fully fitted laundry room.

Upstairs, the primary suite has a vaulted ceiling with an exposed beam. Its bathroom has a freestanding bath that looks out over the pool and the mangrove island, and a rain shower with 2 wall heads and a handheld, all controlled from a Kohler digital panel. 4 of the 5 bedrooms are ensuite, a ground-floor bedroom opens straight onto the pool terrace, and every bathroom has a demisting lit mirror and Schüller cabinetry.

Outside, the pool has a new finish and an adjoining jacuzzi, with a covered BBQ area and space to entertain along the canal. A spiral staircase links the pool to a second-floor observation deck with glass balustrades. New landscaping by Jessica Barefoot and installed by Vigoro sits alongside the established tropical planting.

The 551 sq ft annex is fully self-contained, with its own kitchen, living room and washer and dryer, and it's finished to the same standard as the main house.

The house is also built for the climate. It has spray-foam insulation, a sprayed cork exterior coating, double-glazed Low-E windows, zoned Ecobee climate control and provisions for solar. There is a large, air-conditioned two-car garage.

Living in The Shores comes with a 24-hour staffed gate, tennis and pickleball courts, a boat ramp and trails that lead through to Barkers National Park. Barkers Beach is a few minutes away, and Camana Bay, Seven Mile Beach and the island's schools are a short drive.

Property Features

Type	Status	View
Residential (For Sale)	New	Canal Front, Canal View, Pool View, Water Front, Water View

Listing Type	Bed	Bath
Single Family Home	6	6.5

Sq Ft	Block/Parcel	Area
7,024	9A / 441	10

Year Built
2001