

**7151 WAINSCOTT COURT**

7151 WAINSCOTT CT, SARASOTA, FL 34238

**\$959,900**

*150 Years*

JOHN D WOOD & CO.

London, Country & International Property

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34238

Welcome to West Hampton, a quiet gated enclave of just 57 high quality residences in popular Palmer Ranch. This beautifully updated 4 bedroom plus den/office, 3 bath home is located on one of the most desirable waterfront cul-de-sac lots in the community, with a panoramic view of nature from the pool and lanai, as well as from the interior living space. The features and upgrades in this home will allow you to check off nearly everything on your "must have" list.

**Sewer: Public,**  
**Garage Count: 3 Car Garage,**  
**Pool Description: Pool,**  
**Cooling: Central A/C,**  
**Water: City Water,**  
**Special Program: Global Luxury**

**\$959,900**



The new flat tile roof (2025) is just one of many items that make this home "better than new." As you enter, you will immediately recognize the classic split floor plan, with the den to your left and the living and dining rooms ahead and to your right. Take note of the beautiful ceramic plank floors which run throughout the home, then look ahead to the view of the pool and spa, and the pond beyond. The owners have creatively reimaged this space, providing a formal dining area that takes full advantage of the view. The primary suite is to your left, where you will find an updated en suite bathroom with separate sinks, a dressing table, tub and walk-in shower. The bedroom features a walk in closet and a second large closet, and of course, a view of the pool and pond and access to the lanai. Pass through the center of the home to the combined kitchen/family room, where you will still enjoy the full view of the pool and lanai. The kitchen will satisfy the needs and desires of those who love to cook, with plenty of cabinet space, a new double wall oven (with convection), oversized LG refrigerator, and Wolf gas cook top. A built-in desk and china cabinet are located in the adjoining dinette.



Beyond the family room to the rear of the home you will find a 14'x19' guest suite which provides an en suite bathroom, access to the pool, and a picture window overlooking the pond. Two additional bedrooms, a bathroom, the laundry and pantry complete this side of the home. Returning to your "must have" list, you can check off the 3 car garage, two newer HVAC units, natural gas for heating and cooking, brick driveway and lanai, ideal location near beaches, shopping, dining, the city of Sarasota, and more. If good schools are on your list, excellent private and public schools are nearby. Please note that all furniture is available for purchase at buyer's option under separate agreement.



