

\$3,890,000 - 12827 Ft Caroline Rd, Jacksonville

MLS® #1095022

\$3,890,000

7 Bedroom, 7.00 Bathroom, 8,476 sqft
Single Family Residence on 1.70 Acres

St Johns Bluff Est, Jacksonville, Florida

DON'T MISS THE VIDEO. Breathtaking riverfront estate surrounded by the historic Timucuan Nature Preserve, Fort Caroline National Park, Spanish Pond nature trails, and on historic St. Johns Bluff overlooking the St. Johns River, this is truly a one of kind property. Jacksonville's up-and-coming luxury riverfront community located midway between the city and the beach, has quick access to the ocean and to your favorite fishing spot. Launching your boat from a 2,500 SF dock complete with floating dock, covered boat slip with a 12,000 LB boat lift. Water depth is +/-16' deep water so tides are no issues. Directly on the dock platform is a full 1,600 SF dock / guest house, providing limitless options for recreation and entertainment on the water. READ MORE. Enter the gated video-monitored estate and you feel the true feeling of privacy, security, and unparalleled serenity. As you drive up the 400' driveway, you will immediately notice the details of this custom home: natural slate roof, brick exterior, large parking courtyard, stunning leaded glass front doors. Beyond the glass doors are a large marble foyer with an impressive fully open grand staircase leading to the second floor gallery. The living / great room and dining room have 26' soaring beamed and vaulted ceilings. Behind the staircase is an intimate bar overlooking the pool and river. The great room's massive wood burning fireplace is flanked by library styled bookcases. Large mezzanine creates an area for party guests to



mingle and enjoy the river views. Intimate river view bar adds to ambience. Vast succession of windows surrounding the mezzanine delivers stunning views of the St. Johns River while filling the house with light as you gaze over the enclosed pool and spa on to the river.

Most of the living areas have a river view accomplished by balconies and French doors surrounding the pool area. Enjoy the ever-changing view of the river from morning coffees to nighttime cocktails as the sun goes down. A serene spa-like master bath also with direct river views and private deck where you can enjoy watching the morning dolphins play as you prepare your day. Walnut paneled study / office lined with bookshelves is very spacious, yet placed ideally and offset from the great room so you can have privacy yet still be engaged in the workings of this expansive home.

The second floor offers several flex rooms: family gathering room, 3 additional bedrooms, and a separate 1400+' home gym / recreation platform or nanny's quarters with its own stairway entry complete with sauna, private shower, bathroom and bedroom. The 48 KW whole house automatic generator provides assurance that you are comfortable, safe, and always have power.

Additional luxury home features include: climate-controlled four car garage, slate roof, Icynene insulation, and a one bedroom comfortable guest house with full kitchen and bath, built right on the dock, in addition to the 1.7 park like acres of land. The gourmet kitchen features high-end appliances and of course, direct river views. When you enter the property from the street you realize it is sitting on one of the highest bluffs in Jacksonville which gives it a unique presence in the neighborhood, and there is no chance of

flooding in the main house of this riverfront home. This is a one-of-a-kind property that is extremely hard to find in Northeast Florida.

Built in 1986

Essential Information

MLS® #	1095022
Price	\$3,890,000
Bedrooms	7
Bathrooms	7.00
Full Baths	5
Half Baths	2
Square Footage	8,476
Acres	1.70
Year Built	1986
Type	Single Family Residence
Style	Traditional, Tudor
Status	Active

Community Information

Address	12827 Ft Caroline Rd
Area	042-ft Caroline
Subdivision	St Johns Bluff Est
City	Jacksonville
County	DUVAL
State	Florida
Zip Code	32225

Amenities

Utilities	Water - Private, Water Well(drinking), Sewer - Septic Sys, Gas - Bottled
Parking Spaces	4
Parking	Driveway, 2 + Addl Prking Spce, Secured, Attached Garage, Garage Door Opener, Side Entry Garage, Oversize Gar/Storage
Is Waterfront	Yes
Waterfront	Riverfront, 6' + Dpth
Has Pool	Yes
Pool	Pool - In Ground, Screened Pool, Hot Tub / Spa

Interior

Interior Features	Butler Pantry, Vaulted/Cath. Ceil., Ceiling 8+ Ft., Picture Window(s), Skylight(s), Palladian Window(s), French Door(s), Tile Floors, Wood Floors, Marble Floors, Walk-in-Closet(s), Built-in-Bookshelves, Unfurnished, Multi Paned Windows
Appliances	Range Gas, Microwave, Dishwasher, Disposer, Refrigerator, Washer, Dryer, Self Cleaning Oven, Ice Maker-Refrgeratr
Heating	Central Heating, Electric Source
Cooling	Central Cooling, Electric Source
Fireplace	Yes
Fireplaces	Marble Fireplace, Mantle, Wood Burning Frplc, 1 Fireplace
# of Stories	2

Exterior

Exterior	Brick
Exterior Features	Yard Well & Pump, Dock/Pier, Boathouse, Bulkhead, Patio - Screened, Garden, Sprinkler System, Landscape Lighting, Boatlift, Boat Ramp
Lot Description	DeededBch/WtrAccess, Wooded, Riverview, Water Access, Sloping, High & Dry
Roof	Slate Roof

Additional Information

Days on Market	129
Zoning	Residential, Single Family
HOA Fees	0.00
HOA Fees Freq.	N/A

Listing Details

Listing Office	WATSON REALTY CORP
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