

TANGERINE BAY CLUB ON LONGBOAT KEY

Tangerine Bay Club (TBC) is Longboat Key's most southern condominium development on Sarasota Bay and one of its finest communities. Built in 1992-1994, TBC offers residents Bay front living in a lush, tropically landscaped 10-acre Mediterranean setting. The location of TBC is exceptional, directly on Sarasota Bay across Gulf of Mexico Drive from the Longboat Key Club & Resort at the southern gateway to Longboat Key, convenient to St. Armand's Circle and Sarasota.

TBC's southern boundary is adjacent to a 34-acres nature preserve and the northern boundary is next to a state-of-the-art dry dock marina and the highly regarded Dry Dock Waterfront Grill Restaurant. There is a deep-water channel bordering the shoreline of TBC for easy boating access to Sarasota Bay and the Gulf of Mexico. TBC's private dock is available to residents for fishing and short-term day docking. The property has a half-mile of walkways that meander along the shoreline, past the tennis and pickleball courts, and around the pool island. TBC's resort-size, heated pool, complete with waterfalls, is set on a center island that has a hot tub and a clubhouse with a fitness room.

TBC's ten, low-rise buildings are situated around the pool island. Each building has three floors of condo Units, only 3 Units per floor, on top of a ground level of private, fully-enclosed two-car garages (one garage per Unit). A gated, private front entry courtyard leads to each Unit's exterior front door to provide the ambience of a private home rather than an apartment, and each Unit's courtyard has a natural gas connection for a private outdoor gas grille.

The 90 Units at TBC range in size from 2200 to 3000 square feet. Each has a lanai that faces the pool island or Sarasota Bay. Units have high ceilings, spacious floor plans, a laundry room, eight-foot interior doors; some have fireplaces, wet bars, and glass block accents.

TBC is a well-funded condo community. Major capital projects have been funded without special assessments, such as building painting and waterproofing, and replacement of elevators, roofs, and exterior tile walkways.

TBC is a collegial community with an active social committee that plans get-togethers around the pool and off-property activities such as concerts, baseballs games, and cooking classes.