

\$1,650,000 - 3592 Grande Tuscany Way, NEW SMYRNA BEACH

MLS® #V4943061

\$1,650,000

4 Bedroom, 4.00 Bathroom, 4,632 sqft
Residential on 0.50 Acres

VENETIAN BAY PH 1A, NEW SMYRNA BEACH, FL

Have you wished for an opportunity to own one of the first and most prestigious estate residences in all of Venetian Bay, but hadn't yet found your chance?Â Listed for the first time on the market is this truly luxurious residence that is an absolute symphony of style and grace. Custom built with tremendous care by the original owners, this Johnson Group estate home sits gracefully on one of the most private and coveted lots in the gated section of Venetian Bay known as Tuscany Reserve.Â The home rests proudly on a private cul de sac, where you can hear the bubbling fountains and see the abundance of meticulously managed gardens and manicured landscaping. Â Behind the home is not only an estate-sized pool and paved pool deck area with a gas summer kitchen, but you will also find the home is perched on a wooded preserve, allowing you all the privacy you expect in a distinguished neighborhood.Â As you drive up the circular drive to the front, you are greeted by a magnificent wooden entry door that leads you to more than 4,600 square feet of living area under air.Â When you enter the living room, your eye is taken to the amazing, customized columns, the coffered ceilings, the wood beams, numerous elegant blinds and window treatments and luxurious silk drapes.Â The living area is abundant yet intimate and comfortable, featuring built-in



display cabinets, voluminous windows, and French doors leading to the outdoor, fully covered and screened entertaining areas and the dramatic and elegant pool.Â The fully open and split floor plan offers a chef's kitchen open to the living and dining rooms, as well as a very functional butler's pantry area with an ice maker and beverage center.Â The kitchen features a separate breakfast dining area overlooking the pool, a gas stove with a dramatic hood vent, a built-in refrigerator, beautiful wood cabinets, stainless appliances, sparkling granite, an island and breakfast bar style seating - and even a pot filler and a walk-in pantry.Â The home also features a formal dining area and a dedicated office, each with its own unique and very meticulous paint and textural style, as well as dramatically beautiful woodwork and window treatments.Â With an open & split floor plan, this spacious four-bedroom, four-bathroom home, with a separate, dedicated office, offers a wealth of options for entertaining and also privacy and a good flow for guests to visit.Â As you pass the custom wood paneled library/reading nook area, you will see the stairs leading to the second-floor wing, which offers a private guest room and bath, as well as a large room to be used as a den, game room, exercise room, oversized office, home theater area and more.Â From the second story, you also have a perfect view of the pool and spa, the preserve and a water view, as well.Â The Owners' bedroom with gorgeous, coffered ceilings and an en-suite bath is complete with a Roman tub, an enormous walk-in shower, and a large walk-in closet.Â Add to this the three additional, large bedrooms and additional, three full baths, and you have space to hosts guests or for a large family or extended family arrangement.Â The garage offers room for four cars easily. This home has been updated with three brand-new A/C systems (2025), two brand-new hot water

heaters (2025), a 45kw wired full house generator, two 250 gallon propane tanks, and a very secure safe room which was a Johnson Group hallmark!

Built in 2005

Essential Information

MLS® #	V4943061
Price	\$1,650,000
Sold Price	\$1,442,000
Date Sold	October 24th, 2025
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	4,632
Acres	0.50
Year Built	2005
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	3592 Grande Tuscany Way
Area	New Smyrna Beach
Subdivision	VENETIAN BAY PH 1A
City	NEW SMYRNA BEACH
County	Volusia
State	FL
Zip Code	32168

Amenities

# of Garages	4
Has Pool	Yes

Interior

Interior Features	Built-in Features, Ceiling Fans(s), Central Vaccum, Eat-in Kitchen, Open Floorplan, Split Bedroom, Walk-In Closet(s), Wet Bar
Appliances	Convection Oven, Dishwasher, Disposal, Dryer, Ice Maker, Microwave,

	Range, Refrigerator, Washer, Wine Refrigerator
Heating	Central
Cooling	Central Air, Mini-Split Unit(s)

Exterior

Exterior Features	Balcony, Courtyard, Outdoor Kitchen
Roof	Tile
Foundation	Slab

Additional Information

Date Listed	June 3rd, 2025
Days on Market	118
Zoning	PUD
HOA Fees	900
HOA Fees Freq.	Annually

Listing Details

Listing Office	SIMPLY REAL ESTATE
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