

# **\$542,000 - 6584 Engram Road 405, NEW SMYRNA BEACH**

---

MLS® #NS1084030

**\$542,000**

2 Bedroom, 2.00 Bathroom, 1,446 sqft  
Residential on 5.61 Acres

CEDAR ISLAND CLUB CONDO PHASE II,  
NEW SMYRNA BEACH, FL

Waterfront Resort Style Living rarely offered in this Cedar Island Club Community! Wake up to spectacular sunrises and the soothing sounds of the ocean from your spacious east-facing balcony. In the evenings, unwind with stunning sunsets over the river, estuary, and Intracoastal Waterway from your west-facing balcony. This beautifully located 2-bedroom, 2-bathroom condo offers the perfect blend of coastal serenity and vibrant waterfront living.

Featuring an open floor plan, abundant natural light, a beautifully renovated kitchen and a single-car garage. The living room sliding glass doors gives you private access to your screened in porch where you can relax, enjoy ever changing sunsets, birds flying by and marine wildlife.

Amenities include a private boat ramp, boat slips, trailer storage, heated pool, active community club house and shuffleboard courts.

This home is perfect for relaxing and enjoy gatherings with friends and family while taking in panoramic water views. Don't miss this rare opportunity to own a slice of paradise with unparalleled scenery in every direction!

This location is perfect to enjoy nature, sports, no drive beach, close to Bethune Park & playground, fishing pier, picnic shelters, sand volleyball tennis, basketball courts and



Canaveral National Seashore, which is a world of its own!  
Cedar Island Club is truly a special lifestyle to relax & enjoy life. Come make it your home, your retreat.

Built in 1991

**Essential Information**

MLS® #	NS1084030
Price	\$542,000
Sold Price	\$520,000
Date Sold	October 8th, 2025
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,446
Acres	5.61
Year Built	1991
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Sold

**Community Information**

Address	6584 Engram Road 405
Area	New Smyrna Beach
Subdivision	CEDAR ISLAND CLUB CONDO PHASE II
City	NEW SMYRNA BEACH
County	Volusia
State	FL
Zip Code	32169

**Amenities**

Parking	Boat, Garage Door Opener, Ground Level, Guest
# of Garages	1
View	Water
Is Waterfront	Yes
Waterfront	River Front

Has Pool	Yes
----------	-----

### **Interior**

Interior Features	Ceiling Fans(s), Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Window Treatments
Appliances	Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Electric
Cooling	Central Air
# of Stories	5

### **Exterior**

Exterior Features	Balcony, Sidewalk, Sliding Doors
Lot Description	Paved
Roof	Shingle
Foundation	Slab

### **Additional Information**

Date Listed	March 6th, 2025
Days on Market	193
Zoning	R8W
HOA Fees	1162
HOA Fees Freq.	Monthly

### **Listing Details**

Listing Office	THE KEYES COMPANY
----------------	-------------------

All listing information is deemed reliable but not guaranteed and should be independently verified through personal inspection by appropriate professionals. Listings displayed on this website may be subject to prior sale or removal from sale; availability of any listing should always be independently verified. Listing information is provided for consumer personal, non-commercial use, solely to identify potential properties for potential purchase; all other use is strictly prohibited and may violate relevant federal and state law. Listing data comes from My Florida Regional MLS DBA Stellar MLS.

Listing information last updated on October 12th, 2025 at 3:20am EDT