

THE DOOLAN GROUP

LUXURY REAL ESTATE ADVISORS

LOWER KEYS

Little Torch Key

THE NEIGHBORHOOD

A quiet residential island in the Lower Keys prized for deep boating canals, sunset views over salt ponds, and quick open-water access to both the Atlantic and the Gulf. The Jolly Roger Estates enclave is bringing new-construction luxury to the island's canalfront.

MARKET SNAPSHOT

Homes ~\$485K-\$4.5M; premier waterfront \$1.1M-\$4.5M

Jolly Roger Estates new construction \$1.1M-\$1.4M (2025-2026 listings); top asking \$4.5M.

NOTABLE STREETS & LANDMARKS

Pirates Road, County Road, La Fitte Road, Trinidad Lane · Jolly Roger Estates, Little Palm Island (just offshore), salt ponds, near Bahia Honda State Park

LIFESTYLE

Serene, low-density island life for boaters and anglers - sunset cruises, backcountry fishing, and reef trips from your own dock. New 2025-built homes to the latest code bring easier insurance; Key West is an easy drive down the Overseas Highway.



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