



Sombrero Lighthouse

WHAT TO EXPECT



Moving to Marathon means choosing the heart of the Florida Keys, both geographically and in spirit. Situated midway between Key Largo and Key West, Marathon is a vibrant, family-friendly community where the pace is easy, the water is never far, and life revolves around the ocean.

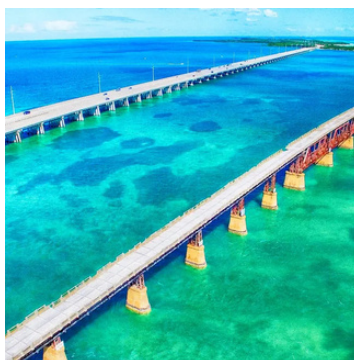
Unlike more tourist-heavy areas, Marathon balances a laid-back island vibe with small-town conveniences. Mornings can be spent fishing offshore, afternoons working remotely with a sea view, and evenings enjoying fresh seafood at a dockside restaurant. Whether retiring, raising a family, or seeking a coastal escape, Marathon offers the best of Keys living with everyday amenities like good schools, a regional airport, hospitals, grocery stores, and local shops.

The city is a paradise for water lovers, with access to both the Atlantic Ocean and Gulf of Mexico. Boating, snorkeling, and diving at Sombrero Reef or cruising the backcountry flats are daily possibilities. The iconic Seven Mile Bridge connects Marathon to the Lower Keys, offering breathtaking views along the way.

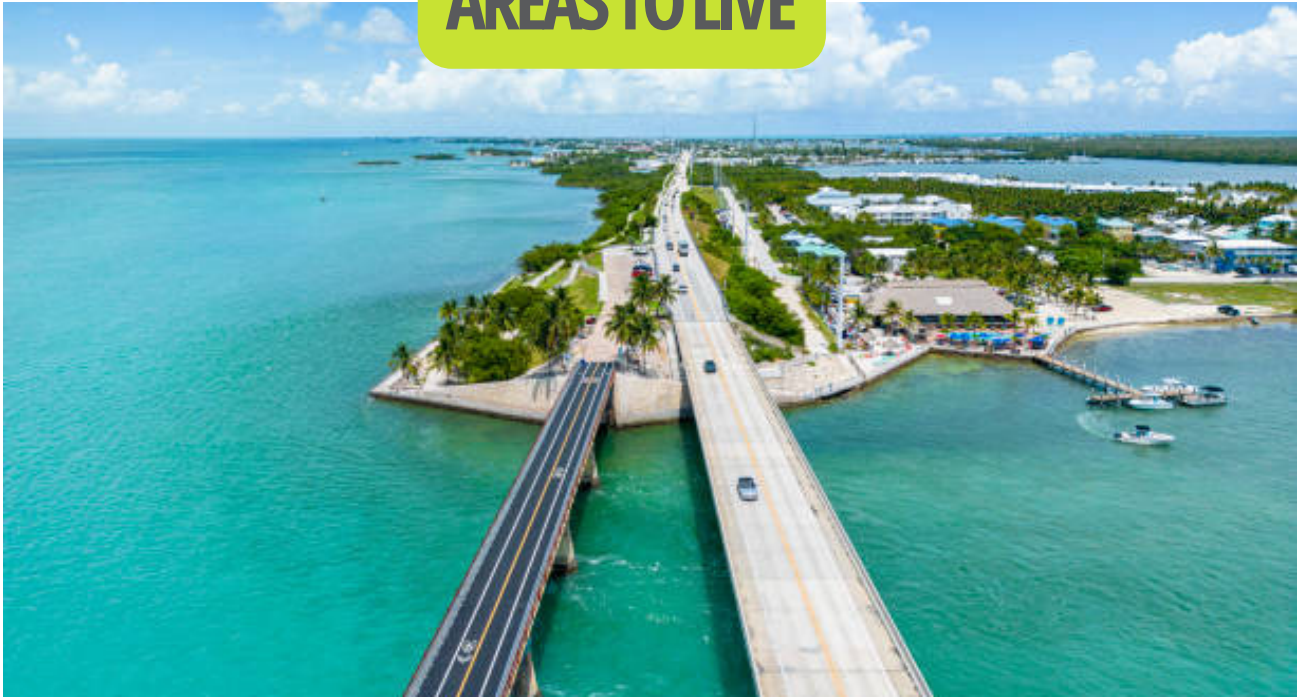
Marathon's sense of community is strong. Local events, farmers markets, and civic activities bring neighbors together, while institutions like the Dolphin Research Center, Turtle Hospital, and Crane Point Hammock reflect a shared commitment to marine conservation. Outdoor life is abundant — paddleboarding through mangroves, biking along the Old Seven Mile Bridge, or relaxing at Sombrero Beach.

In Marathon, the ocean isn't just a backdrop — it's a lifestyle. With its authentic community, natural beauty, and endless outdoor opportunities, Marathon offers a place to live, thrive, and truly embrace island life.

- Relaxed, family-friendly atmosphere with a slower pace of island life.
- Easy access to boating, fishing, diving, and other water activities.
- Good local amenities, including schools, healthcare, grocery stores, and restaurants.
- Strong sense of community with local events, festivals, and farmers markets.
- A mix of residential neighborhoods and waterfront living opportunities.



AREAS TO LIVE



Marathon, in the heart of the Middle Florida Keys, is a vibrant, family-friendly community that blends island living with everyday conveniences. Known as the “Center of the Keys,” Marathon offers a relaxed, welcoming atmosphere, beautiful beaches, crystal-clear waters, and endless opportunities for boating, fishing, diving, and kayaking. Residents also enjoy easy access to parks, nature preserves, and the Florida Keys National Marine Sanctuary.

Housing in Marathon is diverse, from charming older cottages and single-family homes to spacious newer houses and luxury waterfront estates. Many properties feature private docks and boat lifts, perfect for water enthusiasts. Condominiums and townhome communities offer low-maintenance living with amenities like pools, boat slips, and fitness centers, appealing to families, retirees, and seasonal residents alike.

Marathon's community spirit is strong, supported by excellent schools, healthcare facilities, grocery stores, and local businesses. Festivals, fishing tournaments, and farmers markets foster a welcoming and connected environment. Nature lovers appreciate Sombrero Beach, nearby trails, and boat ramps, providing endless opportunities to explore the Keys' unique ecosystem.

Life in Marathon balances the slower island pace with practical amenities and moderate cost of living compared to other Keys destinations. Warm weather, stunning natural surroundings, and a tight-knit community make it ideal for full-time residents or seasonal visitors.

Overall, Marathon offers a well-rounded island lifestyle. Whether seeking waterfront luxury, a cozy family neighborhood, or a seasonal retreat, this community combines natural beauty, outdoor adventure, and a friendly, connected spirit, making it one of the most desirable places to call home in the Florida Keys.

- Key Colony Beach: Upscale island community with waterfront homes and a quiet residential feel.
- Boot Key Harbor: Popular for boating and marine access, with a mix of single-family homes and condos.
- Fat Deer Key: Offers both waterfront and inland properties, close to schools and parks.
- Grassy Key: More affordable housing options with easy access to marinas and local amenities.
- Vaca Key: Central location with a range of homes, from modest cottages to luxury waterfront estates.



THINGS TO DO



Marathon, in the heart of the Middle Florida Keys, offers a perfect mix of outdoor adventure, family-friendly activities, and relaxed island living. It's a community where nature lovers, water enthusiasts, and those seeking a peaceful lifestyle can all feel at home.

Highlights include the Dolphin Research Center, where visitors can learn about and interact with dolphins, and the Turtle Hospital, which offers guided tours showcasing efforts to rescue and rehabilitate endangered sea turtles. Fishing is a major pastime, with world-class deep-sea, backcountry, and reef opportunities, plus numerous charters and public boat ramps. Kayaking and paddleboarding through mangroves and bays offer chances to spot dolphins, manatees, and a variety of birds.

Sombrero Beach is a local favorite, featuring white sand, clear waters, playgrounds, and picnic areas, perfect for swimming, sunbathing, and sunset watching. Crane Point Hammock Museum and Nature Trail provides walking paths, a nature center, a historic home museum, and wildlife viewing. Marathon also serves as a gateway to snorkeling and diving in the Florida Keys National Marine Sanctuary, with Looe Key offering vibrant coral reefs and diverse marine life.

The community is welcoming and active, hosting farmers markets, festivals, and events. Dining ranges from casual seafood shacks to upscale waterfront restaurants with fresh catches and ocean views. Practical amenities, including schools, healthcare, and grocery stores, make Marathon ideal for families, retirees, and seasonal residents.

Overall, Marathon combines island charm, natural beauty, and outdoor adventure with a strong sense of community, making it a fulfilling place to live or visit in the Florida Keys.

- Explore Sombrero Beach for swimming, picnics, and sunset views.
- Visit the Dolphin Research Center or Turtle Hospital for wildlife encounters.
- Snorkel or dive at nearby reefs, including Looe Key and the Florida Keys National Marine Sanctuary.
- Kayak, paddleboard, or fish in the calm backcountry waters and mangroves.
- Enjoy local dining, seafood restaurants, farmers markets, and community events.

