









11164 Sparkleberry DR

11164 Sparkleberry DR, Fort Myers, FL, 33913

\$ 355,900

					
5	4	3,266	7,161	217057884	2013

Paula Clarke

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UNDER \$109.00 PER SQUARE FOOT, INVESTORS SHOULD TAKE A SERIOUS LOOK AT THIS 5 YEAR OLD BEAUTY. THIS PRICE IS \$19.17 PER SQUARE FOOT LESS THAN THE \$128.75 OF RECENT SOLDS, PER SQUARE FOOT. Truly like new, this FIVE Bedrooms and features TWO MASTER SUITES; one first floor master suite and one second floor master suite. The open concept first floor has an OUTSTANDING KITCHEN with TWO Pantries and eating space, a formal dining room, a great room, one master suite, an bedroom (or office) and a full bathroom. The second floor has a large family room (media room), the second master suite, two additional bedrooms and a full bath. The lanai looks out onto a wooded preserve area making the back yard private. Botanica Lakes provides Cable TV, Internet, a Home Security System, Lawn Maintenance (including once a year mulching) and the Sprinkler System, all included in your \$325.00 per month HOA fees. Great amenities abound; a beautiful pool/spa area, a children's pool area, a children's play area, tennis courts, a basketball court, a childcare suite, a community room with kitchen and a nicely appointed exercise facility open 24 hours a day. OWNER RELOCATING, MAKE AN OFFER

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