

$689,000

CONDOMINIUM

12601 Mastique Beach BLVD 1103

12601 Mastique Beach Boulevard, Fort Myers, Florida, 33908, United States

Property Details

Type	**Condominium**
MLS #	**2026002984**
Bedrooms	**3**
Building size	**2352 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**20**
Exterior	**Block**
Interior	**Carpet**

Description

FEES REDUCED AS OF 07-01-26! WANTED: BUYER DESIRING A RESORT LIFESTYLE – CONDO INCLUDED JUST ADD YOU! Ready for a night in? The Great RM is open, spacious w/1 wall of continuous impact glass sliders bringing the outside view in. Sit in your favorite chair & enjoy the sun dance on the 25-acre lake as well as on the Bay & Gulf beyond. Acres of preserve invite native birds to roost. At night, lights from FMB, Sanibel, including the historic lighthouse & passing boats keep you entertained. Lower the remote controlled dark-out shades to watch your favorite movie or sports team. The KIT is centralized allowing you to get meals ready while interacting w/guests. Shelf Genie pull-outs, even in the pantry, add functionality. The KIT also features newer SS Kitchen Aid appliances, white cabinets, granite counters & bar as well as backsplash. A screened & tiled 290’ lanai is protected by Storm Smart shades. This al fresco space is perfect for watching fish jump in the lake, Ospreys resting on platform nests, Ibis, Pelicans & Spoonbills flying by at your level & the Key West Express, FMB pirate ship, shrimping/fishing boats leaving for the Gulf in the am & returning in the pm. The primary suite also accesses the lanai & has a large window allowing you to lay in bed, enjoy the views & colorful sunsets at night. Two WICs are outfitted by Shelf Genie to keep your clothes & personal items organized. The BR has engineered wood floors & plantation shutters. The en suite BA features a WIS, separate soaking tub, 2 sinks, white cabinets, granite tops & private WC w/additional storage. The

split floorplan gives everyone privacy by placing guest BRs & BA away from the primary BR. One BR, used as an office, has engineered wood floors & plantation shutters. The other guest rm has plantation shutters & is adjacent to the guest BA perfect for overnighters. An oversized laundry rm has cabinets above & below the counter & a deep soaking sink. A tankless water heater provides even more storage in the closet. Even your car/s will want to stay in-housed in a private 2-car garage w/freshly painted walls & epoxy floor. Close by is a coveted a/c storage area for keeping items that need climate control. A de-humidified storage space also conveys. Tired of staying in? You don’t have to go far. Mastique is located on 50-low density acres w/lush tropical trees & flowers, a 25-acre crystal clear lake surrounded by a 1-mile long shell path. The 6000+’ clubhouse contains fitness center, yoga studio, billiard/poker rm, seating area, dining rm, kitchen, media/meeting rm all extending the living space of your condo. Tennis & Pickleball courts are newly resurfaced & have new fencing & wind netting. There is even space set aside for your canine kids. If you want to venture out, walk to a beach, shopping, restaurants, grocery, bike to Sanibel & FMB. Tired? Go home, enjoy being a home body until you feel like venturing out…& the resort lifestyle repeats! Being sold furnished w/exceptions.
