
$295,000
MANUFACTURED HOME
104 Rookery RD
104 Rookery Road, Naples, Florida, 34114, United States
SWFLAMLS

Property Details

Type	**Manufactured Home**
MLS #	**225083364**
Bedrooms	**3**
Building size	**1608 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Vinyl Siding**
Interior	**Carpet**

Description

This 2017-built 3-bedroom, 1608 sq. ft. manufactured home combines a prime location and meaningful features. Located on an oversized corner lot, it offers convenient access to Collier Blvd. and the exclusive Riverwood Estates boat ramp, providing Henderson Creek access to the Gulf. New $6000 A/C unit with custom ductwork. In 2022, the home was refreshed with a new refrigerator, stove, dishwasher, and microwave, along with updated flooring featuring new carpet and luxury vinyl. The interior was also repainted, giving the space a fresh and inviting feel. The tall, oversized carport is perfect for storing a boat or RV, and the storage shed with built-in shelving provides a practical space for personal items or hobbies. The backyard is designed for relaxation and gatherings, featuring a screened-in lanai that’s ideal for enjoying the outdoors. The adjacent lot at 165 Riverwood Rd. is for sale and owned by the same sellers. They would consider selling both properties together. Membership to the Cross Creek Pool Association (a low annual fee of only $275.00). This property has an elevation certificate and boundary survey map which are a terrific help to buyers. Riverwood Estates is a 55+ community which offers exceptional benefits, including land ownership, a low annual HOA fee, is pet-friendly, and is a convenient proximity to downtown Naples’ 5th Avenue and the beautiful beaches of Marco Island. This residence offers a unique opportunity to enjoy a modern lifestyle in a popular community.