
$1,999,999
SINGLE FAMILY RESIDENCE
2608 SW 20th AVE
2608 SW 20th Avenue, Cape Coral, Florida, 33914, United States
FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026045326**
Bedrooms	**4**
Building size	**3445 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**4**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

NEW CONSTRUCTION | LUXURY WATERFRONT, GULF ACCESS RESIDENCE | 4 BEDROOMS + PRIVATE-ENTRY FLEX/OFFICE | 4 FULL BATHS | INFINITY-EDGE POOL Experience elevated waterfront living in this architecturally distinctive One Dwell Type C Luxury Waterfront Residence in Southwest Cape Coral. Designed by an award-winning architect, this new-construction four-bedroom, four-bath contemporary home blends substantial construction, refined European-inspired finishes, intelligent technology and resort-style outdoor living. A separate private-entry flex space is ideally suited for an executive office or den. The thoughtful floor plan includes a resort-style primary suite, two junior suites with private baths, a fourth bedroom and a fourth full bath with pool-area access. The primary retreat features dual walk-in closets, separate vanities, custom organization and a spa-inspired bath with a freestanding Roman soaking tub against a natural-stone slab feature wall. Expansive Solarban impact-rated architectural glass and dramatic 10-foot doors and sliders bring natural light into open-concept living areas. Large-format 32” × 72” Italian Burlington Cream porcelain flooring, smooth-trowel walls, 8-foot solid-wood doors and designer lighting define the interiors. The European-inspired kitchen features custom solid-wood soft-close cabinetry, leather-finished quartzite countertops and backsplash, a waterfall-edge island, a 36-inch downdraft cooktop and KitchenAid appliances. A natural-stone feature wall and 60-inch Aerus Slim linear fireplace anchor the living area; lighting

includes Mola, Volare, Soffio, Eurofase and Kuzco fixtures. Expansive sliders open to a 12’ × 36’ infinity-edge concrete pool with a 6-foot tanning shelf, Italian anti-slip porcelain, Brazilian Ipe-inspired architectural finishes and a summer kitchen with Coyote stainless appliances and propane grill. A circular marble-paver driveway, landscaped courtyard and imported 59-inch Corten steel water feature create an impressive arrival. Project specifications describe reinforced concrete construction, structural steel support, a reported 175 MPH wind design rating, impact-rated glass and commercial-grade TPO roofing. Smart-home features include Lutron lighting controls, Bandalux motorized shades and Ubiquiti networking. Additional highlights include York HVAC, a 225-amp Square D electrical service, five-zone Rain Bird irrigation and an oversized two-car garage with impact-rated door. Gulf-Access waterfront in Southwest Cape Coral, with central utilities, no HOA and high-speed internet availability. The home is partially staged. Furniture and artwork negotiable.
