
$485,000
2308
SINGLE FAMILY RESIDENCE
2308 SW 50th LN
2308 SW 50th Lane, Cape Coral, Florida, 33914, United States
FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026044994**
Bedrooms	**3**
Building size	**2219 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

Welcome to one of the most sought-after areas of Southwest Cape Coral, just off Agualinda Boulevard. This established neighborhood offers convenient access to dining, shopping, beaches, and the boating and outdoor lifestyle Cape Coral is known for. Set on a standard-sized lot, this 3-bedroom, 2-bathroom heated pool home features 1,758 square feet of living space and 2,219 total square feet, with a new roof installed in 2022. The home has been freshly painted and is tiled throughout, with blinds and ceiling fans in place throughout the home, creating a clean, cohesive look that is easy to maintain in the Florida climate. The kitchen is the heart of the home, featuring plenty of cabinet and storage space and a center island that offers additional prep space with a dual sink and casual seating. A separate breakfast nook provides a relaxed spot for morning coffee, while the formal dining room easily accommodates a large dining table for hosting holidays, dinner parties, and special occasions. All three bedrooms are generously sized, each with a spacious walk-in closet, offering ample room for furnishings, a home office, or guest accommodations. The primary suite is a true retreat, with an en-suite bathroom featuring a split vanity, a separate shower, and an oversized jetted soaking tub for unwinding at the end of the day. The second bathroom includes a tub/shower combination and doubles as a convenient pool bath, with direct exterior access from the pool area so you can step in from a swim without walking through the home. Step outside to enjoy the south-facing back yard with

a heated in-ground pool, equipped with a brand-new pool pump, ready for year-round swimming and relaxing in the Southwest Florida sunshine. Peace of mind comes standard. The 2022 roof is complemented by roll-down hurricane shutters protecting the entire home, the majority of which are electric and operate at the flip of a switch, with only a few manual units. When storm season arrives, securing the home takes minutes rather than hours. Additional features include an inside laundry room with washer and dryer included, a house vacuum system, a 2-car garage offering space for vehicles, storage, or a workshop, and a concrete driveway. This home has been in the hands of its original owner since it was built in 2002 and has been consistently and carefully maintained for over two decades. Pride of ownership shows throughout, and the home is move-in ready and waiting for its next chapter. Opportunities like this in Southwest Cape Coral do not come along often. Schedule your private showing today.
