
$549,900
SINGLE FAMILY RESIDENCE
3233 Shell LN
3233 Shell Lane, Labelle, Florida, 33935, United States
FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026044385**
Bedrooms	**3**
Building size	**2313 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**3**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

Wow! A Boater’s Paradise with private dock: Turnkey, Completely Remodeled CBS Riverfront Home on the Caloosahatchee River. Experience true coast-to-coast ocean access from this magnificent 3-bedroom, 3-bathroom riverfront gem in LaBelle/Ft. Denaud FL (33935). Situated on a prime 1/4-acre lot with expansive views of the Caloosahatchee River, this 1,730-square-foot home has been entirely remodeled to blend modern luxury with unmatched structural peace of mind. The Ultimate Boater’s Setup: Step out your back door to your newly installed 50' private dock, positioned on a deep, fully navigable waterway stretching from Fort Myers all the way to the St. Lucie Inlet. Whether you own a center console, a trawler, or a cruising yacht, this cross-state marine highway is your gateway to endless adventures. Uncompromised Safety & Massive Insurance Savings: Built with solid Concrete Block Construction (CBS), this home is fortified with brand-new hurricane impact-rated windows and doors. Best of all, the property sits safely outside of a mandatory flood zone, offering an incredibly rare combination of riverfront living with maximum storm protection and significantly lower insurance premiums. Interior & Exterior Highlights: A bright, open floor plan completely updated with premium finishes and a contemporary aesthetic. A smart split floor plan, gleaming tile floors throughout, and walls of natural light create an open, airy atmosphere. The kitchen shines with updated cabinetry, sleek quartz countertops, and brand-new stainless-steel appliances. A versatile bonus room easily

transforms into a formal dining space, sunny Florida room, or second living area—whatever fits your lifestyle. Perfect for hosting guests, featuring upgraded bathrooms and spacious layouts. Outside, the setting is pure paradise. A charming, thatched Chickee Hut invites relaxed gatherings under the palms, while a convenient exterior-access bathroom makes outdoor entertaining effortless. Additional exterior features include a sturdy 12' x 13' CBS workshop/storage building, attached double car garage with extended driveway for ample parking, a four-zone irrigation system, and a new water treatment system. Impact windows and hurricane shutters provide added peace of mind. The oversized garage has ample room for vehicles, water toys, and additional storage. Generous yard space with pristine mature landscaping and direct river views. Commuting made simple with quick access via CR 78 to State Rd 80. Move right in and start living the Old Florida river life with New Florida luxury and security.
