
$199,000
CONDOMINIUM
1220 SE 46th ST 112
1220 SE 46th Street, Cape Coral, Florida, 33904, United States
FGCMLS

Property Details

Type	**Condominium**
MLS #	**2026044188**
Bedrooms	**2**
Building size	**990 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**2**
Exterior	**Block**
Interior	**Tile**

Description

Sellers say get it sold! Huge price improvement! Don't miss this one! YOUR GULF ACCESS WATERFRONT LIFESTYLE AWAITS! Don’t miss this fantastic opportunity to own a spacious 2-bedroom, 2-bath condo in a desirable 55+ community in a PRIME Downtown Cape Coral location! Enjoy boating with GULF ACCESS, just ONE BRIDGE and approximately 15 minutes to the river! Relax on your oversized screened lanai, complete with hurricane shutters, and watch the boats cruise by. Take the stairs down to the community boat dock (first come, first serve) or enjoy a refreshing swim in the HEATED POOL! Inside, you’ll find new tile flooring, a spacious kitchen, and a versatile bonus room perfect for a den, dining area, or home office. The generously sized primary suite features a walk-in closet and convenient attic access for additional storage. Additional updates and features include a glass slider in the guest bathroom, whole-house surge protection, a newer A/C system including both the indoor and outdoor units, newer SS appliances, a new stackable washer and dryer, a new roof on the building, and assigned covered parking. Best of all, you’re within walking distance of Downtown Cape Coral’s fantastic restaurants, shopping, and entertainment! Whether you’re looking for a full-time residence or a waterfront retreat, this condo offers an incredible opportunity to embrace the Southwest Florida lifestyle. BOAT, RELAX, AND ENJOY THE WATERFRONT LIFE—SCHEDULE YOUR SHOWING TODAY BEFORE THIS OPPORTUNITY IS GONE!