

SINGLE FAMILY RESIDENCE

22644 Westbridge CT

22644 Westbridge Court, Estero, Florida, 33928, United States

Property Details

Type	**Single Family Residence**
MLS #	**226040497**
Bedrooms	**3**
Building size	**2567 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

SPACIOUS 2,147-SQ.-FT. 3 BEDROOM + DEN HOME—A HARD-TO-FIND LAYOUT IN FOUNTAIN LAKES! Located on a quiet cul-de-sac and outside the high-risk flood zone, with no flood insurance required, this well-maintained home offers exceptional space, upgrades, and value with low HOA fees of only $400 quarterly. Brand-new luxury vinyl plank flooring throughout creates a fresh, cohesive look, while the upgraded kitchen features white shaker-style soft-close cabinetry, dovetail drawers, Grade 3 granite countertops, and stainless-steel appliances. The beautifully renovated primary bathroom offers a brand-new shower and vanity. Additional highlights include closet organizers, walk-in closets in both guest bedrooms, and a laundry room with front-loading washer and dryer plus utility sink. Major improvements include a 2023 roof, 2020 HVAC, July 2024 water heater, whole-house surge protection, and new gutters. Enjoy the screened lanai, extended paver patio, paver driveway, and attractive landscaping. A separate irrigation meter helps reduce utility costs by avoiding sewer charges on irrigation water. Fountain Lakes offers a gated entrance, 9-hole par-3 golf course with no separate golf fee, community pool, clubhouse, fitness center, pickleball, tennis, bocce, shuffleboard, billiards, playground, and more. Conveniently located across from Coconut Point and near dining, beaches, and RSW Airport. Furnishings negotiable.