
$425,000
CONDOMINIUM
655 8th AVE S 3
655 8th Avenue, Naples, Florida, 34102, United States
SWFLAMLS

Property Details

Type	**Condominium**
MLS #	**226035917**
Bedrooms	**1**
Building size	**526 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**1**
Floor	**2**
Exterior	**Block**
Interior	**Tile**

Description

A little slice of Olde Naples with your very own private patio! This remodeled first-floor, one-bedroom, one-bath end-unit condo is tucked into peaceful Olde Naples, just a 10 minute walk from 8th Ave S Beach Access. Take an even shorter stroll in different directions and you'll find yourself on Fifth Avenue South, Third Street South, or Cambier Park. Whether you love starting the day at the beach, heading downtown for dinner and a little shopping, or enjoying a concert or Art Fair or a little tennis match at nearby Cambier Park, there is so much to enjoy right outside your front door. The private patio is a "RARE FIND" in the heart of Olde Naples. It gives you your very own outdoor private enclave to soak up Florida's sunshine and beautiful blue skies. This remodeled unit includes your very own in-unit laundry and your own dedicated parking space for easy everyday living easy. New water heater and brand-new flood panels have been installed to all exterior windows and doors to provide added peace of mind during storm season. This meticulously cared for 6-unit condominium building and association is professionally managed - making ownership easy. As an owner in the Maison Du Soleil Condominium Assoc. you would own 15.36% of the Association. That includes The LAND, so consider what your portion of the value of the land would be in this very desirable area! There is also flexibility in how you use the property. Weekly rentals are permitted by the HOA documents, so it's possible to enjoy it as your own Naples getaway and/or have it rented while you are away. For buyers considering

an investment, that opens the door to rental income alongside the long-term potential of owning a fractional share of land in the heart of desirable Olde Naples. HOA policies may be in conflict with alleged City of Naples rental rules so prospective buyers are encouraged to do their own research. With a remodeled interior, recent improvements, flexible HOA rental restrictions, and a location that puts so much within walking distance, this condo is well worth not just a look, but a second look.
