

$225,000

MANUFACTURED HOME

22 Turquoise AVE 22T

22 Turquoise Avenue, Naples, Florida, 34114, United States

SWFLAMLS

Property Details

Type	**Manufactured Home**
MLS #	**226030835**
Bedrooms	**4**
Building size	**2597 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Manufactured**
Interior	**Carpet**

Description

4Br/2Ba home in an outstanding community with boat launch and gulf access! Do not miss this incredible opportunity! This spacious home, situated within an active 55+ community, is completely updated and very clean. All of the bedrooms are generously sized and can accommodate king-size beds. Plus, the roomy en suite features a walk-in closet. Entering the kitchen, you'll be impressed by the updated stainless-steel appliances, laminate flooring, tile backsplash, quartz countertops, soft-close cabinets, farmhouse sink w/ disposal, dishwasher, large pantry, and breakfast bar. Both, fully updated bathrooms, offer large tile showers, ample storage, soft-close cabinets, laminate flooring, and higher toilets. Some of the overall home updates include the following: hot water tank (2022), A/C (2021), duct work (2022), roof-over (2020), and carpet (2025). Additionally, the lighting fixtures, outlets, and switches have been updated. As an added perk, there is a whole-house water filtration system. If space for entertaining and relaxation is important to you, this is your place—it has an enormous living/dining room with 2 exits onto a massive lanai (the lanai has A/C, party lights, and laminate flooring). On top of all of these tremendous qualities, the home also boasts a carport, rear service patio for storage and grilling, a large entrance (screened) lanai, and huge laundry/storage room. This charming home is located in the Enchanting Shores Co-Op Community of Naples, Florida. It is a highly desirable location due the community boat launch that provides access to the Gulf. You'll

also appreciate the boat storage area (nominal yearly fee), pool, pickleball, shuffleboard, community center (w/ library, game room, gathering space), and tremendously active social events calendar. This particular, well-maintained, community is brilliantly located—approximately 2 miles from shopping & restaurants, 11 miles from Naples beaches, 8 miles from Marco Island beaches, and 38 miles from RSW airport. Maximizing your opportunity for enjoyment while very economically owning a home in Naples, FL, the HOA fee ($500. per quarter) is exceptionally reasonable. That fee covers many of your needs: water, sewer, lawn care, and community amenities. This community does not permit pets or golf carts.
