
$445,800
ATTACHED
23170 Coconut Shores DR
23170 Coconut Shores Drive, Estero, Florida, 34134, United States
SWFLAMLS

Property Details

Type	**Attached**
MLS #	**226034052**
Bedrooms	**3**
Building size	**2145 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

THREE SIDES OF NATURAL BEAUTY. ONE EXCEPTIONAL LOCATION. Imagine coming home to PRIVACY, PEACEFUL SURROUNDINGS, AND BREATHTAKING WATER VIEWS. Welcome to 23170 Coconut Shores Drive, a 3-BEDROOM, 2-BATH VILLA with one of the MOST DISTINCTIVE SETTINGS IN COCONUT SHORES. WHAT MAKES THIS HOME SPECIAL IS ITS IRREPLACEABLE LOCATION! A NATURE PRESERVE ACROSS THE STREET, ANOTHER PRESERVE ALONG THE SIDE, AND A SPECTACULAR LONG-LAKE VIEW IN BACK offer a rare combination of OPEN SPACE, PRIVACY, AND BEAUTY. On an OVERSIZED PIE-SHAPED LOT near the END OF A QUIET STREET, with two entrances from the nearby circle limiting passing traffic, the setting feels exceptionally peaceful while keeping you close to everything that makes community living enjoyable. IMAGINE MORNING COFFEE ON YOUR SCREENED LANAI as sunlight dances across the lake and the COMMUNITY FOUNTAIN sparkles in the distance. A TROPICAL PRIVACY ISLAND completes the waterfront backdrop. Unwind each evening with gentle breezes and tranquil water views. Spend sunny afternoons exploring Southwest Florida, then return to your own peaceful retreat. THIS IS MORE THAN A VIEW—IT'S THE FLORIDA LIFESTYLE YOU'VE BEEN DREAMING ABOUT. STEP INSIDE to an inviting floor plan designed for comfortable living and easy entertaining. LUXURY VINYL PLANK FLOORING graces the main living areas and primary bedroom, with tile in the kitchen and foyer. STAINLESS STEEL APPLIANCES complement a kitchen that opens to the living and

dining areas. THE PRIMARY SUITE IS A PRIVATE RETREAT with a BEAUTIFULLY REMODELED BATHROOM, OVERSIZED WALK-IN SHOWER, attractive countertops, and ACCESSIBILITY-FRIENDLY DESIGN. Two additional bedrooms offer flexibility for visiting family, friends, or a home office, making the floor plan as practical as it is inviting. VALUABLE FEATURES include a ROOF REPLACED IN 2020, ELECTRIC HURRICANE SHUTTER ON THE LANAI, CUSTOM BRICK-PAVER WALKWAY to the backyard, and desirable FLOOD ZONE X LOCATION. ENJOY THE COCONUT SHORES LIFESTYLE with a RESORT-STYLE POOL AND SPA, CLUBHOUSE, FITNESS CENTER, TENNIS, PICKLEBALL, AND FISHING PIER. You're minutes from COCONUT POINT SHOPPING AND DINING, nearby restaurants, entertainment, and the beautiful GULF BEACHES that make Southwest Florida such a wonderful place to call home. HOMES CAN BE UPDATED AND INTERIORS PERSONALIZED, BUT YOU CANNOT RECREATE A SETTING LIKE THIS. PRESERVE IN FRONT. PRESERVE ON THE SIDE. SWEEPING LONG-LAKE AND FOUNTAIN VIEWS IN BACK. Add the GENEROUS LOT and QUIET STREET, and you have a truly special place to call home. PHOTOS MAY CAPTURE YOUR ATTENTION, BUT THE VIEW FROM THE LANAI IS SOMETHING TO EXPERIENCE IN PERSON. If you're looking for MORE PRIVACY, NATURAL BEAUTY, AND A REMARKABLE WATERFRONT SETTING, THIS IS ONE YOU NEED TO SEE. DISCOVER WHY LOCATION MAKES ALL THE DIFFERENCE.
