

$535,000

CONDOMINIUM

3053 Aviamar CIR 8-102

3053 Aviamar Circle, Naples, Florida, 34114, United States

SWFLAMLS

Property Details

Type	**Condominium**
MLS #	**226031849**
Bedrooms	**3**
Building size	**2859 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**3**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

Enjoy ultimate peace of mind and unobstructed lake views with NEW IMPACT windows and doors and NEW picture-frame LANAI SCREENS in this beautifully updated, fully furnished 3BR/3BA coach home. Located in the charming lakefront village of Marengo, within close proximity to the community pool. Every inch of the interior has been revitalized with freshly painted walls, trim, and ceilings, creating a bright, airy canvas for your new lifestyle. The thoughtfully curated coastal furnishings pair perfectly with natural driftwood-colored accents. A spacious eat-in kitchen with granite counters and a soft taupe backsplash offers gas cooking and plenty of storage. The living room and dining room open to the screened lanai, which boasts highly desirable southwest exposure. Designed for both luxury and peace of mind, the residence features a newer roof, a tankless water heater, and new fans. The generous owner's suite serves as a private sanctuary, complete with two spacious walk-in closets and a spa-like ensuite bath featuring a double vanity, a deep soaking tub, and a separate walk-in shower. Residents of Marengo enjoy an unparalleled array of resort-style amenities at the Fiddler's Creek Club & Spa, including a state-of-the-art fitness center, full-service spa, and multiple dining options ranging from casual poolside fare at The Gator Grille to elegant fine dining at Caxambas. Stay active with a robust social calendar and world-class facilities for tennis, pickleball, and bocce. Ideally located just minutes from the white sand beaches of Marco Island, this coach home offers the perfect balance of

serenity and high-end resort living.