

$739,900

SINGLE FAMILY RESIDENCE

11718 Canopy LOOP

11718 Canopy Loop, Fort Myers, Florida, 33913, United States

FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026036948**
Bedrooms	**3**
Building size	**3267 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**3**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

Welcome to one of Timber Creek’s most desirable floor plans—the Sunset, part of the exclusive Estate Series. Situated on an oversized corner lot with an impressive 60-foot-wide footprint, this exceptional home offers added space and privacy rarely found in a gated community. From the moment you enter through the grand double doors, the scale of this home is immediately apparent. The 12-foot foyer and 10-foot ceilings throughout create an impressive sense of openness, complemented by abundant natural light. At the heart of the home is a beautifully appointed chef’s kitchen featuring an oversized 12-foot island, custom cabinetry, wall oven and microwave, cooktop with designer hood, French-door refrigerator, and built-in Keurig coffee system. The kitchen opens seamlessly to the spacious great room, where tray ceilings, a marble-look tile fireplace feature, wraparound sliding glass doors, and expansive rear-facing windows create the perfect setting for everyday living and entertaining. The generously sized dining area overlooks the spectacular pool and outdoor living space, bringing the resort-style backyard into view from the main living areas. The split-bedroom floor plan provides privacy for owners and guests. The luxurious primary suite features elegant tray ceilings, while the expanded laundry room offers additional cabinetry, a utility sink, and built-in storage. A standout feature is the full pool bath with a walk-in shower, conveniently accessible from both the guest suite and outdoor living area—ideal for guests and effortless poolside living. Freshly painted inside and out,

the home is move-in ready and features front and rear security systems. Whole-house gutters add convenience and value. Outside, this home truly shines. With southern rear exposure, the backyard is positioned to maximize sunshine across the pool and outdoor living areas throughout the year. The custom Pentair pool and spa are the centerpiece of this private retreat, featuring a spacious sun shelf, cascading spa, bubbler feature wall with water bowls, and elegant glass tile accents. The expansive 60-foot pool deck provides plenty of room for lounging and entertaining, while the oversized covered lanai extends the living space outdoors. An outdoor kitchen, marine-grade sound system, outdoor shower, and mature Clusia landscaping complete this outdoor oasis, creating the perfect blend of luxury, comfort, privacy, and year-round entertaining. And then there is the Timber Creek lifestyle. Residents enjoy an impressive resort-style clubhouse with a restaurant, bar & grill, multiple pools, a full-time lifestyle director, and an active social calendar. Amenities include indoor and outdoor pickleball, two fitness centers, tennis courts, indoor basketball, sand volleyball, saunas, locker rooms, splash pad, arcade, playground, bocce courts, putting green, firepit, and more. This is more than a home—it’s a private resort within one of Timber Creek’s most desirable Estate settings.
