

$369,000

SINGLE FAMILY RESIDENCE

2806 SW 33rd ST

2806 SW 33rd Street, Cape Coral, Florida, 33914, United States

FGCMLS

Property Details

Type	**Single Family Residence**
MLS #	**2026036565**
Bedrooms	**3**
Building size	**2263 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Tile**

Description

NEW PRICE OF $369,000 PLUS A $10,000 BUYER CONCESSION — YOU DECIDE HOW TO USE IT! Seller is offering a generous $10,000 concession that can be tailored to fit YOUR needs! Want to lower your monthly mortgage payment with a temporary 2/1 buydown or permanent interest rate buydown? Reduce your out-of-pocket closing costs? Preserve more of your own cash to put toward that dream pool, decorating or furnishings? The choice is yours! Whether your priority is affordability, flexibility or making this home your own, this $10,000 incentive gives you options. Pride of ownership is evident throughout this well-maintained 3-bedroom, 2-bath home in desirable SW Cape Coral. From the beautifully manicured yard to the expansive, private backyard, this property has been thoughtfully cared for inside and out. Step inside to a light and inviting split-bedroom floor plan featuring tile flooring throughout, a spacious entry and vaulted ceiling in the main living area. The kitchen offers granite countertops, stainless steel LG appliances, a breakfast bar and quality wood cabinetry with soft-close doors and drawers. One of the home's standout features is the expansive backyard with desirable southern exposure and exceptional privacy. Surrounded by mature landscaping and meticulously maintained grounds, there's plenty of space to enjoy as-is or add a pool and create the Southwest Florida outdoor living area you've envisioned. The screened lanai provides a comfortable place for morning coffee, outdoor dining or relaxing while enjoying the peaceful backyard setting. The

guest bath offers convenient access to the lanai and is ideally positioned to serve as a future pool bath. The spacious primary suite is light and bright with a walk-in closet and barn door leading to the ensuite bath with dual sinks and a walk-in tiled shower. Two guest bedrooms are privately situated on the opposite side of the home, and all three bedrooms feature walk-in closets—an uncommon amount of storage. An interior laundry room with washer, dryer and utility sink adds everyday convenience. Additional highlights include a new roof in 2021, and the home has not experienced any flooding. Conveniently located near Cape Harbour, Tarpon Point, marinas, golf, shopping, dining and healthcare, this home combines a sought-after SW Cape location with pride of ownership, a beautifully maintained property and a private, southern-exposure backyard with room for a pool. Call today to schedule your private showing!
