

CONDOMINIUM

11053 Harbour Yacht CT 201

11053 Harbour Yacht Court, Fort Myers, Florida, 33908, United States

Property Details

Type	**Condominium**
MLS #	**226028033**
Bedrooms	**3**
Building size	**2933 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**2**
Exterior	**Block**
Interior	**Carpet**

Description

SPACIOUS LIVING! Space, privacy, and an exceptional floorplan come together in this top floor corner residence in Mariposa at Gulf Harbour Yacht & Country Club, offering 3 bedrooms plus a den, 2 bathrooms, a private attached 2-car garage, and 2,337 square feet. This open concept floor plan is perfect for everyday living and entertaining, featuring soaring ceilings, elegant wood flooring, new carpeting in the bedrooms and den, and an abundance of windows. The well appointed kitchen is a chef's delight with natural gas cooking, stainless steel appliances, white cabinetry, a pantry, generous breakfast bar, breakfast nook, and formal dining area. Spacious bedrooms offer finished walk-in closets, while the guest bath has been beautifully remodeled with a stunning walk-in shower. The inviting primary suite serves as a private retreat with direct access to the expansive wraparound screened lanai, oversized walk-in closets, and a spacious walk-in shower. Enjoy peaceful mornings and relaxing evenings surrounded by tropical views. Additional highlights include upgraded garage storage, and generous rental policy allowing 30-day minimum rentals up to 12 times per year, making this an ideal choice for both full-time residents and seasonal owners. Low condo fees include Comcast/Xfinity WiFi and cable, plus water and sewer. Located just steps from the community pool, spa, and barbecue area, this residence offers effortless resort-style living. Optional private membership at Gulf Harbour Yacht & Country Club provides access to an unparalleled collection of

amenities, including championship golf, a premier tennis complex, fitness and wellness center, luxurious spa, waterfront dining, and a 186-slip deep-water marina with Gulf access. Ideally situated near exceptional shopping, fine dining, healthcare, Southwest Florida International Airport, and the world-famous beaches of Sanibel, Captiva, and Fort Myers Beach, this remarkable home offers the perfect blend of luxury, comfort, convenience, and the best of Southwest Florida living.
