
$450,000
ATTACHED
5661 Kensington LOOP
5661 Kensington Loop, Fort Myers, Florida, 33912, United States
FGCMLS

Property Details

Type	**Attached**
MLS #	**2026025481**
Bedrooms	**3**
Building size	**2359 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**3**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

TODAY’S PURCHASE=TOMORROW’S SECURITY Don't rent put your 3-month rental allowance toward this purchase. Come and step into a world of privacy and elegance at this sophisticated, furnished, Courtyard Villa designed for those who value a discreet and serene lifestyle. This unique residence offers a tranquil retreat centered around a private courtyard bordered by a preserve, perfect for relaxing or entertaining in complete comfort. This ground level Villa offers detached Guest Qtrs w/full bath and a morning kitchen. The main home offers a spectacular Kitchen/Gathering Rm, Lge Living Rm and Guest BR (and Gst Bath), all have sliders to the courtyard. The private Primary suite w/lge walk in custom closet, beautiful updated bath fixtures w/separate tub and private walk in shower. Lndry Rm (w/cabinetry and sink) that leads to the attached 2 car garage. The home showcases tile flooring in main areas, LVP in Primary, Carpet in GBR, Tile in Gst Qtr. Plantation shutters, AC systems replaced 2024 (GstQtr) and 2022 (main), HWH 2017. Impact windows/sliders/doors-no need to hassle with manual installations. Lock and leave. This Villa delivers comfort, convenience, and an exceptional lifestyle in one of the area’s most desirable gated communities, in the heart of Ft. Myers, Bell Tower Park. With exceptional amenities; Tennis, Pickleball, Bocce, Spts Court/Basketball, Children’s play area, Clubhouse, Billiards, Fitness Rm, Resort-style pool, a gazebo, gas grills along with a secondary smaller pool. BTP offers designated preserve areas, meandering paved roads, sidewalks, ponds,

mature landscaping, flora and fauna abound. Access to John Yarbrough Linear Park Trail, a six mile paved multiple-use, trail with walking, etc from BTP pedestrian east gate access. Set yourself up for any season to enjoy fresh air and long walks/biking. This is your prescription for pleasure. Prime Location, main gate on 41 and all main roads lead to Shopping, Dining, Theatre, Downtown, Airport, Medical, and just a short ride to the beautiful area Beaches. Surround yourself and experience what coastal living is all about. KNOW your NO’s: NO CDD, NO Flood Zone=No flood insur. policy required (keeps fees low), No City Tax, No Capital Contributions fees, IYKYK and if you don’t you should! NOW, Know your KNOW’s: New Tile Roof 2023, Ext.Painting 2025. As a Condo Master Insur. is included, low monthly fees include Roof/Bldg Mtn, Cble/Internet, Landscaping and Rec. facilities (one of the lowest fees around for what you get). KNOW there is a very active social committee that makes sure residents are entertained w/fashion shows, food trucks, wine tasting, trivia nights, card games and more…truly a resort lifestyle. Most important, when you want to KNOW more about the house…watch your mouse; KNOW what you are clicking on. Your mouse needs steady direction when travelling the information highway. Expertise is earned, not declared…Make this your reality, Make this your real estate.
