

BOAT SLIP

38' BOAT SLIP I-10 GULF HARBOUR MARINA

38' BOAT SLIP I-10 GULF HARBOUR MARINA, Fort Myers, Florida, 33908, United States

Property Details

Type	**Boat Slip**
MLS #	**2026022976**
Waterfront	**River**
Neighborhood	**FM09 - Fort Myers Area**
Year built	**2001**

Description

THE SELLER IS READY TO SELL!! BRING OFFERS!!! Prestigious I Dock at Gulf Harbour Marina — A Refined 38’ Slip Offering Ideally positioned along the coveted I Dock, this 38’ slip accommodates vessels up to 40’10” with an approved variance and features a generous 15.3’ beam allowance (buyer to verify with marina). Designed for effortless navigation, the location offers direct access to the Intracoastal Waterway and is just five miles from the Gulf of Mexico, placing world-class cruising moments from your dock. A standout feature of this slip is its prime orientation. Dock bow-in and, as evening approaches, unwind at the stern with a glass of wine and curated hors d’oeuvres while taking in unobstructed, panoramic sunset views—an everyday luxury unique to Southwest Florida living. Conveniently located near the clubhouse, waterfront dining, and a state-of-the-art wellness center, this offering delivers a seamless blend of sophistication, leisure, and accessibility. Marina Amenities Include: • Dockside pump-out service • Full-service fuel dock with gas and diesel • Private showers and on-site laundry facilities • Dedicated dock staff available seven days a week Association Details: • Condo Association: $1,495 quarterly • One-time Application Fee: $150 • Master Association (non-residents): $286 annually Exclusive Limited-Time Offering — Optional Sports Membership For a limited time, the Sports Membership initiation fee is offered at $20,000 (regularly $52,000), reflecting a $32,000 savings. Full golf memberships are also available. Membership is entirely optional and not required for ownership. This exclusive opportunity provides access to championship golf, eight Har-Tru tennis courts, elevated dining venues, a premier wellness complex, and a vibrant calendar of social events.Gulf Harbour offers optional private memberships with exceptional recreational and social amenities, including golf and tennis. Boaters will appreciate the 186-slip marina with direct Intracoastal access, approximately 4.5 nautical miles from the open waters of the Gulf. Embrace the extraordinary Gulf Harbour lifestyle, where golf, tennis, boating, breathtaking views, and the beauty of Southwest Florida come together. Welcome to your own piece of paradise! This is a rare chance to

secure a premier slip within one of the region’s most sought-after marinas—where luxury yachting meets effortless coastal living.
