
$669,000
SINGLE FAMILY RESIDENCE
91 9th ST
91 9th Street, Bonita Springs, Florida, 34134, United States
SWFLAMLS

Property Details

Type	**Single Family Residence**
MLS #	**226038277**
Bedrooms	**3**
Building size	**1749 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

DESIRABLE FLOOD ZONE X500, NO HOA, COLLIER COUNTY AND LESS THAN 2 MILES TO THE BEACH! Exceptional opportunity in the charming Bonita Shores community, offering a peaceful neighborhood setting, valuable property improvements and an outstanding coastal location. Significant updates include a NEW ROOF IN 2023, a 22KW GENERATOR WITH PRIVATE PROPANE TANK INSTALLED IN 2025, a 2021 WATER TANK and a 2013 WELL. Situated on a quiet street, this inviting 3-bedroom, 2-bath single-family pool home offers the added advantage of being located in COLLIER COUNTY, NOT LEE COUNTY, with access to the Collier County school district. The spacious living room flows seamlessly into the dining area, creating an inviting atmosphere for everyday living and entertaining. The open-concept kitchen features laminate wood flooring, white cabinetry with charming shiplap accents and distinctive dark green granite countertops. Just beyond, the bright and spacious family room overlooks the sparkling pool and lush tropical landscaping, beautifully connecting the indoor and outdoor living spaces. The primary suite features sliding glass doors overlooking the patio, a walk-in closet and a private ensuite bathroom. Two additional bedrooms are thoughtfully positioned in a separate guest wing and share a full bathroom, providing comfort and privacy for family and visitors. Step outdoors to enjoy a screened lanai, expansive patio, generous swimming pool and private backyard surrounded by tropical landscaping, ideal for entertaining or

simply relaxing in the Florida sunshine. Bonita Shores is an established coastal neighborhood offering the freedom of NO MANDATORY HOA FEES, along with a community clubhouse and neighborhood boat ramp available through separate memberships. Enjoy convenient access to open waterways for boating, kayaking, paddleboarding and fishing, along with nearby shopping, dining and the beautiful Gulf beaches just minutes away. With its desirable Collier County location, exceptional proximity to the beach, valuable improvements and relaxed coastal atmosphere, this property presents a wonderful opportunity to enjoy the Southwest Florida lifestyle. For additional information on this non-HOA community you can research it at Bonita Shores website

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