

SINGLE FAMILY RESIDENCE

16890 Banyon DR

16890 Banyon Drive, Fort Myers, Florida, 33908, United States

Property Details

Type	**Single Family Residence**
MLS #	**2026011453**
Bedrooms	**2**
Building size	**1008 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**1**
Floor	**1**
Exterior	**Block**
Interior	**Vinyl**

Description

Rare opportunity to own land with NO HOA and NO lot fees in the highly desirable Cottage Point area — just 5 minutes to the Sanibel Causeway, a few miles to Fort Myers Beach, and close to the popular Punta Rassa public boat launch. Properties offering this level of location, flexibility, and land ownership this close to the water are becoming increasingly rare. Perfect for boaters, investors, and coastal lifestyle buyers, this property offers the freedom to park boats, RVs, trailers, and recreational toys on your own land — with quick access to Gulf waters via nearby Punta Rassa boat launch, a major advantage in this sought-after beach corridor. This 2-bedroom + den, 1-bath home features a bright open living and dining area filled with natural light. Sliding glass doors lead to a covered front porch shaded by a beautiful mature tree, creating the perfect place to relax after a day on the water. Major improvements already completed include a newer roof, newer HVAC system, tankless water heater, and privacy fence, providing added value and peace of mind. Additional highlights include an oversized single-car garage with workshop space, an extended driveway with ample parking, and approximately 1,600 square feet of paved backyard space, ideal for entertaining, cookouts, or storing recreational equipment. Whether you're looking for a primary residence, seasonal retreat, or investment property near the beach, this opportunity delivers location, freedom, and long-term value. Well-priced opportunities this close to Sanibel and Fort Myers Beach rarely become available.

Schedule your showing today.