
$350,000
CONDOMINIUM
13730 Julias WAY 726
13730 Julias Way, Fort Myers, Florida, 33919, United States
FGCMLS

Property Details

Type	**Condominium**
MLS #	**2026006938**
Bedrooms	**2**
Building size	**1556 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**2**
Floor	**1**
Exterior	**Block**
Interior	**Carpet**

Description

Location, location, location! 10 min to Fort Myers BEACH! 20 min to International AIRPORT! (RSW) Impeccable LAKE FRONT Unit comes turnkey FURNISHED! Top floor! Two BALCONIES! Enjoy beautiful SUNSETS on your back patio or your favorite morning drink on the front screened in patio. Unit comes with an enclosed detached GARAGE, HIGH IMPACT windows and sliders gives you a peace of mind when leaving. With spacious 1,556 sft living area and decorative crown molding the apartment offers a lot of space for comfort and relaxing, 2 separate bedrooms with 2 full bathrooms and a large DEN (can be used as office, fitness room or 3rd bedroom) ensures a lot of privacy. The large open kitchen has an adjacent separate kitchen nook with large windows facing the front porch, in the other direction the kitchen offers a wide kitchen bar that opens to the dining area / living room. The kitchen is fully equipped, and all items are included. All appliances are newer and in great shape. The apartment even offers a separate laundry room with washer and dryer included. The garage has an additional parking space in front it. The furniture, decoration and inventory (incl Airfryer, Slow cooker, Nespresso Caps-Machine, Dyson vaccum, dining room table and 2 more chairs and lots of tools) is newer and most of it purchased January 2025, only personal items are excluded, a list can be provided. This beautiful condo is located in a small, gated and well kept community with many AMENITIES like CLUB HOUSE, relaxing FITNESS CENTER, relaxing pool area with HEATED POOL, HOT

TUB, lounge chairs, umbrellas and a BBQ grill; High Speed Internet, Cable TV AND WATER INCLUDED IN HOA! The property was not affected since years! Don’t miss this one, it is a rare opportunity!
