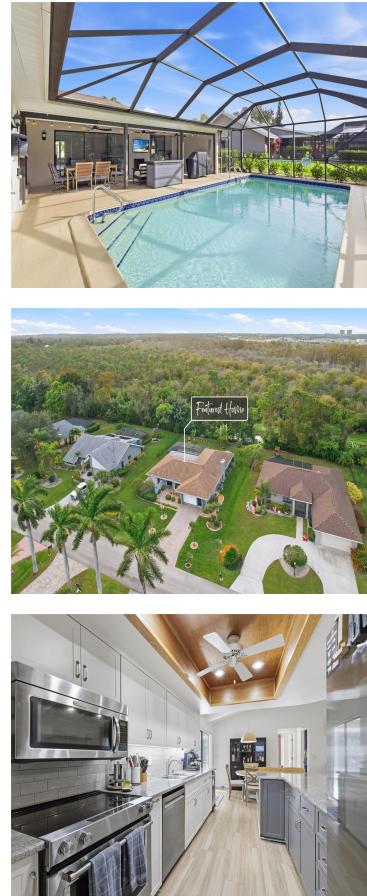


14630 AERIES WAY DRIVE FORT MYERS FL 33912

<https://candiscarmichael.com>



The Home Buyers told their Agent exactly what kind of House they wanted to Purchase; A well built Classic Ranch in a pretty Neighborhood with loads of foliage & greenery + larger than average Private Lots with Low or No HOA Fees + No Flood Insurance Zone + large Pool Lanai area and the Home [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2080 sq ft



Courtesy of

Listing Office: DALTON WADE INC

Status: Active

Office ID: MFR260031661

MLS ID: MFRO6369437



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: <https://my.matterport.com/show/?m=Xhtnq1fJGeT&mls=1>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 2080 sq ft

Year built: 1984

SubdivisionName: EAGLE RIDGE

GarageSpaces: 2

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 18901 sq ft

View: Trees/Woods, Water

ListOfficeName: DALTON WADE INC

ListAOR: mfrmls

Location Details

Township: 45

Road Surface Type: Asphalt

Road Responsibility: Public Maintained Road

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Open Floorplan, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Window Treatments

Flooring: Laminate, Tile

Patio And Porch Features: Front Porch

Pool Features: Chlorine Free, Gunite, Heated, In Ground, Salt Water, Screen Enclosure

Waterfront Features: Canal - Freshwater

Fireplace Features: Living Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Utilities: Electricity Connected, Fiber Optics, Sewer Connected, Sprinkler Well, Underground Utilities, Water Connected

View: Trees/Woods, Water

Sewer: Public Sewer

Heating: Central, Electric

Horse Amenities: None

Appliances: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Tankless Water Heater, Trash Compactor, Washer, Water Softener

Laundry Features: Inside, Laundry Room

Pool Private YN: Yes

Waterfront YN: Yes

Fireplace YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Fire Pit, Hurricane Shutters, Private Yard, Rain Gutters, Sliding Doors, Storage

Architectural Style: Ranch

Vegetation: Trees/Landscaped, Wooded

Water Source: Public, Well

Cooling: Central Air

Furnished: Unfurnished

Lot Features: Near Golf Course, Oversized Lot

Property Details

Subdivision Name: EAGLE RIDGE

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 29-45-25-01-00003.0060

Direction Faces: East

Construction Materials: Stucco

Association Information

Association YN: Yes

Association Fee: 673.4

Association Fee Frequency: Annually



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Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$6,329

Tax Legal Description: EAGLE RIDGE UNIT 1 BLK 3 PB 35 PG
84 LOT 6

Tax Lot: 6

Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	8x10	First	10	8
Living Room	10x12	First	12	10
Primary Bedroom	12x10	First	10	12
Great Room	12x14	First	14	12
Bathroom 1	8x10	First	10	8
Bedroom 2	8x10	First	10	8

Amenities & Features



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Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: Yes

ExteriorFeatures: Fire Pit, Hurricane Shutters, Private Yard, Rain Gutters, Sliding Doors, Storage

Utilities: Electricity Connected, Fiber Optics, Sewer Connected, Sprinkler Well, Underground Utilities, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Tankless Water Heater, Trash compactor, Washer, Water Softener

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

PoolFeatures: Chlorine Free, Gunite, Heated, In Ground, Salt Water, Screen Enclosure

Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room, Open Floorplan, Split Bedroom, Stone Counters, Vaulted Ceiling(s), Window Treatments

Building Details

ArchitecturalStyle: Ranch

Heating: Central, Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Stucco

Miscellaneous

Ownership: Fee Simple

Other Equipment: Fire Pit, Irrigation Equipment, Private Yard

Occupant Type: Owner

Showing Requirements: Supra Lock Box, Combination Lock Box, ShowingTime



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