

2907 40TH STREET CAPE CORAL FL 33914

<https://candiscarmichael.com>

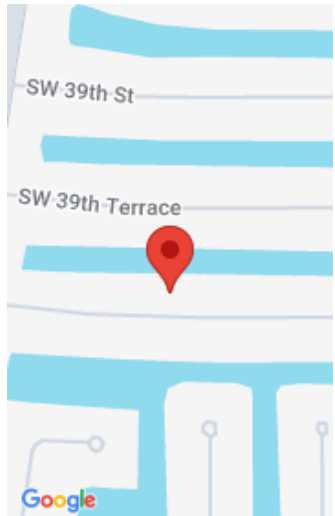


\$989,900



Meticulously maintained GULF ACCESS retreat in SW Cape Coral, FL! Explore this stunning 2014 built home featuring 3 bedrooms, 3 full bathrooms with a large pool in a fully enclosed lanai overlooking the 108 ft. wide FRANCES CANAL. There's an outdoor grill station, plenty of seating in the lanai, an outdoor mounted television and retractable [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2295 sq ft



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRC7496956

Description

Virtual Tour: <https://tour.realtoursswfl.com/sites/geqqkwx/unbranded>

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 2295 sq ft

Year built: 2014

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 1 floor

Lot size, sq ft: 10193 sq ft

SubdivisionName: CAPE CORAL

GarageSpaces: 2

Location Details

Township: 45

Road Surface Type: Paved

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Tray Ceiling(s), Window Treatments

Flooring: Carpet, Tile

Pool Private YN: Yes

Waterfront YN: Yes

Fireplace YN: Yes

Garage YN: Yes

Garage Spaces: 2

Roof: Tile

Water Source: Public

Cooling: Central Air

Furnished: Furnished

Appliances: Dishwasher, Dryer, Microwave, Refrigerator, Washer

Laundry Features: Laundry Room

Pool Features: Gunite, Heated, In Ground, Screen Enclosure

Waterfront Features: Canal - Saltwater

Fireplace Features: Electric, Living Room

Attached Garage YN: Yes

Exterior Features: Irrigation System, Outdoor Kitchen, Rain Gutters, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Public, Sewer Connected

Sewer: Public Sewer

Heating: Central, Electric

Property Details

Subdivision Name: CAPE CORAL

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 08-45-23-C1-04916.0150

Direction Faces: South

Construction Materials: Stucco

Fees&Taxes

Tax Year: 2023

Tax Annual Amount: \$12,269

Tax Legal Description: CAPE CORAL UNIT 74 BLK 4916 PB 22 PG 115 LOTS 15 + 16

Tax Lot: 15

Rooms



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Room type	Level
Balcony/Porch/Lanai	First
Bathroom 1	First
Bathroom 2	First
Bedroom 1	First
Bedroom 2	First
Dining Room	First
Kitchen	First
Laundry	First
Living Room	First
Primary Bathroom	First
Primary Bedroom	First

Amenities & Features



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Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: Yes

ExteriorFeatures: Irrigation System, Outdoor Kitchen, Rain Gutters, Sliding Doors

Utilities: Cable Connected, Electricity Connected, Public, Sewer Connected

Amenities: Dishwasher, Dryer, Microwave, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: Yes

Cooling: Central Air

PoolFeatures: Gunite, Heated, In Ground, Screen Enclosure

Features: Ceiling Fans(s), Eat-in Kitchen, Electric, High Ceilings, Living Room, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Tray Ceiling(s), Window Treatments

Building Details

NewConstructionYN: No

Exterior material: Stucco

Heating: Central, Electric

Roof: Tile

Miscellaneous

Ownership: Fee Simple

Showing Requirements: Other, See Remarks, ShowingTime

Occupant Type: Owner



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