

# 6220 AUGUSTA DRIVE FORT MYERS FL 33907

<https://candiscarmichael.com>



Welcome to the highly sought-after Seven Lakes Golf & Tennis Community in South Fort Myers, Florida—where resort-style living meets an active 55+ lifestyle! This beautifully maintained and move-in ready 2-bedroom, 2-bath condo is ideally located just steps from one of six heated pools and offers stunning golf course views overlooking the 6th green from your [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 891 sq ft



## Courtesy of

**Listing Office:** DALTON WADE INC

**Status:** Active

**Office ID:** MFR260031661

**MLS ID:** MFRC7523728

## Description



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Basics

**Unit Number:** 309

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 4 floors

**Lot size, sq ft:** 16560 sq ft

**UnitNumber:** 309

**ListOfficeName:** DALTON WADE INC

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 891 sq ft

**Year built:** 1975

**SubdivisionName:** 7 LAKES CONDO

**ListAOR:** mfrmls

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## Location Details

**Township:** 45

**Road Surface Type:** Paved

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## Property Features

**Interior Features:** Living Room/Dining Room Combo, Stone Counters, Window Treatments

**Flooring:** Luxury Vinyl, Tile

**Carport YN:** Yes

**Pets Allowed:** Number Limit

**Roof:** Built-Up

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Turnkey

**Appliances:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**Laundry Features:** Common Area

**Carport Spaces:** 1

**Exterior Features:** Basketball Court, Hurricane Shutters, Rain Gutters, Sidewalk, Sliding Doors, Storage, Tennis Court(s)

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Sewer Connected, Sprinkler Recycled, Water Connected

**Sewer:** Public Sewer

**Heating:** Central



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## Property Details

**Subdivision Name:** 7 LAKES CONDO

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

**Parcel Number:** 23-45-24-28-00000.3090

**Direction Faces:** East

**Construction Materials:** Block

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## Association Information

**Association YN:** Yes

**Association Fee Includes:** Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Fidelity Bond, Insurance, Internet, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Pest Control, Private Road, Recreational Facilities, Security, Sewer, Trash, Water

**Association Amenities:** Basketball Court, Cable TV, Clubhouse, Elevators, Fitness Center, Gated, Golf Course, Laundry, Maintenance, Pickleball Court(s), Pool, Recreation Facilities, Security, Shuffleboard Court, Tennis Court(s)

**Community Features:** Buyer Approval Required, Clubhouse, Community Mailbox, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$49

**Tax Legal Description:** SEVEN LAKES CONDO BLDG 25 OR 930 PG 479 APT 309 + CCPT #79

**Tax Lot:** 309

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## Rooms



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Room type	Level
Kitchen	First
Primary Bedroom	First
Living Room	First

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Buyer Approval Required, Clubhouse, Community Mailbox, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**Utilities:** BB/HS Internet Available, Cable Connected, Electricity Connected, Sewer Connected, Sprinkler Recycled, Water Connected

**Amenities:** Dishwasher, Disposal, Electric Water Heater, Microwave, Range, Refrigerator

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Basketball Court, Hurricane Shutters, Rain Gutters, Sidewalk, Sliding Doors, Storage, Tennis Court(s)

**Features:** Living Room/Dining Room Combo, Stone Counters, Window Treatments

## Building Details

**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Central

**Roof:** Built-up

## Miscellaneous



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**Ownership:** Condominium

**Occupant Type:** Vacant

**Other Equipment:** Basketball Court

**Showing Requirements:** Appointment Only, See  
Remarks, ShowingTime



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