

SunshineMLS.com

This property information distributed by: **Maggie Marzella**

Port of the Islands Realty LLC Office Phone: 239-394-7304

Agent Phone: 239-595-6596 Agent Fax: 239-642-4941 Email: maggiemarzella@embarqmail.com

Residential Property

Address: 25077 PEACOCK #202
NAPLES, Florida 34114

County: Collier
Property ID: 64702101447
Subdivision #: 529970

Legal Unit:
Block/Bldg: 18
Lot: 202
Tax Year: 2009
Taxes: \$3,651
Special Assess: \$0

ML#: 210016939
Status: A-Active
(GEO) Area: NA39
Furnished: Unfurnished
Subdivision: ORCHID COVE
Development: PORT OF THE ISLANDS
Sec/Twn/Rng: 4/52/28
Condo Fee: \$0
Master HOA Fee: \$0 Covered by HOA
Payment
HOA Fee: \$805 Quarterly
Price/SqFt: \$91.43

List Price: \$128,000



Tax Description: County Only
Legal: ORCHID COVE A CONDOMINIUM BLDG 18-202
Virtual Tour URL: <http://rtvpix.com/rst/RE-1261-SQD1JG-01>
List Broker: Port of the Islands Realty LLC

Detailed Property Information

Property Information:

Beautiful view of the Faka Union River and the state preserve from this second floor unit. Brand new unit has never been lived in. Nice open floor plan with high ceilings and split bedrooms. Large screened lanai. Located in a new community of condos at Port of the Islands. Each building has only four units. Attached garages. All GE appliance package including washer and dryer. Amenities include a large pool, tennis courts, and clubhouse. Port of the Islands is a small unique community located on the edge of the Everglades. Only 15 minutes to Naples and Marco Island. Very quiet area with lots of nature. Full service marina only a few minutes away. Great boating and fishing in the Ten Thousand Islands. This is a Short Sale.

Building Desc:
Ownership Desc: Condo
Building Design: Low Rise (1-3 Floors)
Bedrooms: 2+Den
Full/Half Baths: 2 /0
Garage Spaces: 1 - Attached
Carpport Spaces: -
Parking: Guest, 2+ Spaces, Paved Parking
Private Pool: No
Private Spa: No
Acres: 0.00
Security: Garage Secured, Patrolled
Waterfront Desc.: Canal Width 151+, Intersecting Canals
Boat Access: Dock Lease, Gulf Access, Marina, No Bridges
View: Canal, Preserve, Intersecting Canal
Bedroom: Split Bedrooms
Dining: Breakfast Bar, Dining - Living
Kitchen:
Master Bath: Combo Tub And Shower, Dual Sinks
Rooms: Laundry Room in Residence, Screened Balcony

Building #:
Community Type: Boating
Builder Product: No
Unit Floor: 2
Total Floors: 2
Units in Building: 4
Units in Complex:

Elevator: None
Rear Exp: SW
Year Built: 2007
Approx. Living Area: 1,400
Approx. Total Area: 1,835
Cable: Yes

Lot Desc.: County
Approx. Lot Size: 0 X0 X0 X0
Guest House:
Guest House L.A.:
Construction: Concrete Block, Stucco
Roof: Tile
Flooring: Carpet, Ceramic Tile
Cool: Ceiling Fans, Central Electric
Heat: Central Electric
Water: Central
Sewer: Central
Irrigation: Reclaimed
Restrictions: Deeded
Pets: With Approval

Windows:
Interior Features: Cathedral Ceiling, Cable Prewire, Custom Mirrors, Foyer, Pantry, Smoke Detectors, Walk-In Closet, Window Coverings
Exterior Features: Private Road
Equipment: Auto Garage Door, Dishwasher, Disposal, Dryer, Microwave, Range, Self Cleaning Oven, Smoke Detector, Washer, Refrigerator/Icemaker
Amenities: Bike And Jog Path, Clubhouse, Community Pool, Sidewalk, Streetlight, Tennis Court, Underground Utilities, Marina
Maintenance: Legal/Accounting, Cable, Irrigation Water, Lawn/Land Maint, Manager, Master Assn. Fee Included, Pest Control Exterior, Insurance, Rec Facilities, Street Lights

Living Rm: 22x15
Master BR: 13x13
Den: 12x10

Great Rm:
2nd BR: 12x11
Lanai:

Dining Rm:
3rd BR:
Utility Rm:

Kitchen: 11x10
4th BR:
Garage:

Family Rm:
5th BR:
Ceil Fans:

The source of this real property information is the copyrighted and proprietary database compilation of SunshineMLS, LLC. Copyright 2002-2010 SunshineMLS, LLC. All rights reserved. The accuracy of this information including, but not limited to, any information about the size or area of lots, structures, or living space, such as room dimensions, square footage calculations, or acreage, is not warranted or guaranteed. This information should be independently verified if any person intends to engage in a transaction based upon it.