

# SunshineMLS.com

This property information distributed by: Sheryl Lynn Gilbert

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

Agent Phone: 239-248-2141 Agent Fax: 239-642-1819 Email: sherylgilbert@earthlink.net

## Residential Property

**ML#:** 209032030  
**Address:** 25085 PEACOCK LN  
NAPLES, Florida  
**Apt #:** 101  
**County:** Collier  
**Subdivision:** ORCHID COVE  
**Development:** PORT OF THE ISLANDS  
**Property ID:** 64702101544  
**Listed for Sale:** No  
**List Broker:** Port of the Islands Realty LLC

**Status:** A-Active  
**(GEO) Area:** NA39  
**Subdivision:** ORCHID COVE  
**Development:** PORT OF THE ISLANDS  
**Subdivision #:** 529970  
**Furnished:** Unfurnished

**Virtual Tour URL:**



## Detailed Property Information

### Property Information:

Beautiful 2/2 condo on the Fakaunion River at Port of the Islands Orchid Cove community. Never lived-in and like-new. On the edge of the Everglades with water and preserve views from the lanai and both bedrooms. Protected with "hurricane glass". Each bedroom offers it's own bath for privacy. Only 20 miles to downtown Naples with Coastland Mall, 5th Avenue and fine dining, 15 miles to Marco Island. Peace and quiet yet close to all Naples has to offer.

**Building Design:** Low Rise (1-3 Floors)  
**Building #:** 20  
**Total Floors:** 2  
**Elevator:** None  
**Living Area:** 1,349  
**Bedrooms:** 2 Bed  
**Full Baths:** 2  
**Half Baths:** 0  
**Garage Spaces:** 1 - Attached  
**Carpport Spaces:** 0 -  
**Private Pool:** No -  
**Personal Interview:** Yes  
**Community Type:** Boating  
**Waterfront Desc:** Canal, Canal Width 1-80  
**Rooms:** Screened Lanai/Porch, Laundry Room in Residence

**Amenities:** Clubhouse, Community Pool, Sidewalk, Streetlight, Tennis Court, Underground Utilities, Marina, Community Spa/Hot tub

**Building Description:** End-Unit, 2 Story, Split Bedrooms  
**Year Built:** 2006  
**Unit Floor:** 1  
**Total Floors:** 2  
**Rear Exposure:** W  
**Max # Occupants:** —  
**Master BR Bed Size:** —  
**2nd BR Bed Size:** —  
**3rd BR Bed Size:** —  
**4th BR Bed Size:** —  
**Private Spa:** No -  
**Smoking Allowed:** No  
**Pets:** With Approval  
**Equipment:** Auto Garage Door, Dishwasher, Disposal, Dryer, Microwave, Range, Self Cleaning Oven, Smoke Detector, Washer, Refrigerator/Icemaker  
**View:** River, Wooded Area  
**Tenant Pays:** Application Fee, Departure Cleaning, Full Electric, Full Telephone, Long Distance Telephone, Water

## Rental/Availability Information

**Availability:** Annual  
**Off-Season Rate:**  
**Application Fee:** \$0  
**Min Days Lease:** 365  
**Months Available:** January, February, March, April, May, June, July, August, September, October, November, December  
**Annual Rate:** \$1,000  
**Transaction Fee:** \$0  
**Leases/Year:** 1  
**Season Rate:**  
**Approval Period:** 7  
**Furnished:** Unfurnished

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.