

Cape Coral  
Reference 090017



Two-story home in a prime location on the water with boat dock, pool room and much more in Cape Coral

living space:	1.094 m <sup>2</sup>	swimming pool:	✓
plot area:	1.431 m <sup>2</sup>	energy certificate:	in process
bedrooms:	7		
bathrooms:	11		
sea view:	-	<b>price:</b>	<b>\$ 5,482,900.-</b>



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### Details:

This building with two floors was built on a plot area of about 15406 sqft (1431 m<sup>2</sup>) and offers a living space of approximately 11772 sqft (1094 m<sup>2</sup>). The complete work of renovation has been two whole years. The list of characteristics is long, starting with 7 beautiful bedrooms, 3 of which are en suite, fully equipped. In addition, the 11 luxurious bathrooms, a library, a den, a movie room, game room, a billiard room with a bar, a lift and a sports hall.

Furthermore, it's a high-end home with 2 kitchens, a fireplace and a fabulous terrace with unobstructed views surrounded the water. From here you can reach the private dock that can accommodate 2 boats. There is also a garage where you can park 4 cars. The entire area is protected by video surveillance. Presented by G. Wolff.

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### Location & surrounding area:

Cape Coral is known for his nickname The American Dream. It is a young city that has developed in the late 50s. Today it is one of the fastest growing cities in Florida with a population round about 150,000 and with almost 300 square kilometers the second largest city area in the state. Cape Coral is surrounded by stunning white beaches, which all offer clean, clear water conditions of the Gulf of Mexico.

The "Cape Coral" is located on a peninsula in Southwest Florida, offers a warm and soft climate in the summer months, the average temperature is approx 33 ° C. For their many channels is this city compared to the Venice of America. The city has spacious and luxurious villas with impressive yachts and docks and is one of the safest cities in America.

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View from the second floor to the pool and dock with boat



Charming office



Fully equipped kitchen with breakfast bar



Entrance to the palatial estate



All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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