



## Open House Sunday January 29th, Noon-3pm

See this recently upgraded home today!

8993 FALCON POINTE LOOP , Fort Myers FL 33912

MLS:217000014    PRICE:\$323,900.00

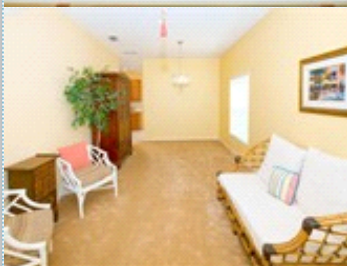


**Bedrooms:** 3  
**Full Baths:** 2  
**Half Baths:** 1  
**Lot Size:** 8028

**Subdivision:** Danforth Lakes  
**Year Built:** 2004  
**HOA:** 95 monthly  
**Sqft:** 2455

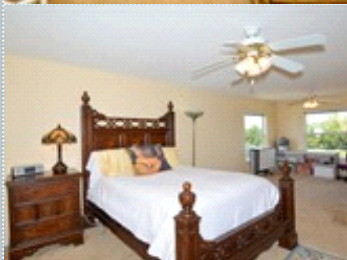
### PROPERTY FEATURES:

- ❑ Central A/C
- ❑ Walk-in closet
- ❑ Living room
- ❑ Breakfast nook
- ❑ Stove/Oven
- ❑ Washer
- ❑ Balcony, Deck, or Patio
- ❑ Central heat
- ❑ Tile floor
- ❑ Bonus/Rec room
- ❑ Dishwasher
- ❑ Microwave
- ❑ Dryer
- ❑ Yard
- ❑ High/Vaulted ceiling
- ❑ Family room
- ❑ Dining room
- ❑ Refrigerator
- ❑ Stainless steel appliances
- ❑ Laundry area - inside



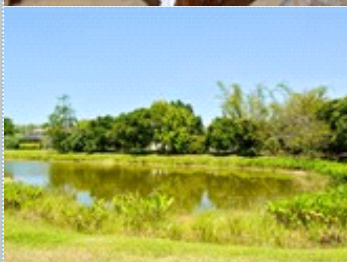
### OTHER FEATURES:

- ❑ large yard, room for pool



### PROPERTY DESCRIPTION:

TAKE ANOTHER LOOK! UPDATED KITCHEN! NEW Stainless Steel French-door refrigerator, smooth top stove with oven, microwave, and dishwasher, NEW tiled backsplash. Formal living/dining area and eat-in kitchen both have beautiful NEW lighting. Plenty of room for the family! The large family room and screened lanai look out to the huge back yard with room for a pool and peaceful view of lake and preserves. Your dog will love the dog run off the lanai. Use the large loft upstairs as a great second family room, theatre/play/exercise room, or easily convert it to a large 4th bedroom. The large master bedroom has a sitting area, huge walk-in closet, and master bath with tub, shower, and double sinks. 2nd bedroom has a large walk-in closet with built-in shelving. Large laundry room upstairs houses two separate A/C units for efficient cooling upstairs and down. LOTS of closet space, including sturdy built-in shelving in the garage. Danforth Lakes has low HOA fees, no CDD, and no city taxes. It's located off the popular Daniels corridor with easy access to I-75, shopping, dining, beaches, both baseball stadiums, and public golf courses! Come see this beauty today!



[FIND MORE](#) [VIEW MAP](#) [VIEW PDF](#) [SEND TO CLIENTS](#) [VIRTUAL TOUR](#)