



**Just Reduced**  
Turnkey home in Pelican Preserve

10706 Camarelle Circle , Fort Myers FL 33912

MLS:224080181    PRICE:\$315,000.00

Bedrooms: 2  
Full Baths: 2  
Parking: 2 Cars  
Floors: 1

Subdivision: Pelican Presrve  
Year Built: 2006  
Sqft: 1227

**PROPERTY FEATURES:**

- ▢ Central A/C
- ▢ Tile floor
- ▢ Dishwasher
- ▢ Microwave
- ▢ Laundry area - inside
- ▢ Central heat
- ▢ Living room
- ▢ Refrigerator
- ▢ Washer
- ▢ Balcony, Deck, or Patio

- ▢ Walk-in closet
- ▢ Dining room
- ▢ Stove/Oven
- ▢ Dryer
- ▢ Yard

**PROPERTY DESCRIPTION:**

This home is priced to sell!! This turnkey lakefront villa home includes a golf cart! Fully furnished, it also has a newer roof (2022), air conditioning unit, water heater, dishwasher, and disposal. Luxury vinyl planking in main bedroom, new vanity and quartz countertop in bath Seller paying 2.5% commission. Vacant and easy to show.

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