

SunshineMLS.com

This property information distributed by: **Jessica L. Russo**

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Residential Property

Address: 1750 REUVEN CIR
#1602
NAPLES, Florida
34112-3675

County: Collier

Property ID: 71830500521

Subdivision #: 611800

Legal Unit:

Block/Bldg:

Lot: 1602

Tax Year: 2009

Taxes: \$1,534

Special Assess: \$0

Tax Description: County Only

Legal: ST GEORGE ONE AT CROWN POINTE A CONDOMINIUM UNIT 1602

Virtual Tour URL:

List Broker: Advanced Realty Solutions, Inc

ML#: 210010620

Status: A-Active

(GEO) Area: NA18

Furnished: Unfurnished

Subdivision: ST GEORGE

Development: CROWN POINTE

Sec/Twn/Rng: 7/50/26

Condo Fee: \$1,169 Quarterly

Master HOA Fee: \$0

HOA Fee: \$0

Price/SqFt: \$94.52

List Price: \$145,000



Detailed Property Information

Property Information:

SHORT SALE - This well located, like new 2 bedroom plus den condo is upgraded with expanded kitchen counter area, granite, a luxurious master bath and is waiting for your special touches! This quiet complex is located only 4 miles from Olde Naples and its fabulous beaches with shopping, schools and all conveniences just outside the development. The condo features an open floorplan with cathedral ceilinged great room, dining nook, den with pocket doors and two split bedrooms. Screened and tiled lanai offers view of community pool. Attached garage provides convenience. Monthly fees include water, sewer, building insurance, landscape maintenance and trash removal. Access to main clubhouse with card room, library, billiards, pool, tennis and lake for non motorized boating and fishing also included. Brand new AC unit too!

Building Desc: Carriage/Coach	Building #:	Elevator: None	
Ownership Desc: Condo	Community Type: Other	Rear Exp: S	
Building Design: Low Rise (1-3 Floors)	Builder Product: No	Year Built: 2000	
Bedrooms: 2+Den	Unit Floor: 2	Approx. Living Area: 1,534	
Full/Half Baths: 2/0	Total Floors: 2	Approx. Total Area: 1,906	
Garage Spaces: 1 - Attached	Units in Building:	Cable: Yes	
Carport Spaces: -	Units in Complex:		
Parking: 2+ Spaces	Lot Desc.: County		
Private Pool: No	Approx. Lot Size: 0 X0 X0 X0		
Private Spa: No	Guest House:		
Acres: 0.00	Guest House L.A.:		
Security: Alarm Unmonitored	Construction: Concrete Block		
Waterfront Desc.: None	Roof: Tile		
Boat Access: None	Flooring: Carpet, Ceramic Tile		
View: Landscaped Area, Pool/Club	Cool: Ceiling Fans, Central Electric		
Bedroom: Split Bedrooms	Heat: Central Electric		
Dining: Breakfast Bar, Dining - Living, Eat-in Kitchen	Water: Central		
Kitchen: Pantry	Sewer: Central		
Master Bath: Dual Sinks, Separate Tub And Shower	Irrigation: Reclaimed		
Rooms: Den - Study, Great Room, Screened Lanai/Porch, Laundry Room in Residence, Guest Bath, Guest Room	Restrictions: Deeded		
Windows: Sliding	Pets: With Approval		
Interior Features: Cathedral Ceiling, Cable Prewire, Pantry, Walk-In Closet, Window Coverings			
Exterior Features: None			
Equipment: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Smoke Detector, Washer			
Amenities: Community Pool			
Living Rm: Great Rm:	Dining Rm:	Kitchen:	Family Rm:
Master BR: 2nd BR:	3rd BR:	4th BR:	5th BR:
Den: Lanai:	Utility Rm:	Garage:	Ceil Fans:

Financial/Transaction Information

Total Tax Bill: \$1,534
Tax Description: County Only
HOA Fee: \$0
Master HOA Fee: \$0
Condo Fee: \$1,169 Quarterly
Min. Days of Lease: 30
Transfer/Other Fee: \$0
Maintenance: Legal/Accounting, Fidelity Bond, Irrigation Water, Lawn/Land Maint, Manager, Pest Control Exterior, Insurance, Rec Facilities, Reserve, Trash Removal, Water, Sewer Application Fee, Buyer
Approval:
Possession: At Closing
Special Info: Deed Restrictions
Taxing District: Not Applicable

Tax Year: 2009
Special Assess: \$0
Land Lease: \$0
Mand. Club Fee: \$0
Amenity/Rec Fee: \$0
Num of Leases/Yr: 3
Application Fee: \$150
Management: None
Terms: Buyer Finance/Cash
HOA Description:

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