

# SunshineMLS.com

This property information distributed by: **Linda R. Brand**

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## Residential Property

**Address:** 6570 BEACH RESORT  
DR #102  
NAPLES, Florida  
34114-8571  
**County:** Collier  
**Property ID:** 32420000043  
**Subdivision #:** 291400  
**Legal Unit:**  
**Block/Bldg:**  
**Lot:** 102  
**Tax Year:** 2008  
**Taxes:** \$2,169  
**Special Assess:** \$0  
**Tax Description:** No Homestead  
**Legal:** FALLING WATERS BEACH RESORT I A CONDOMINIUM UNIT 102  
**Virtual Tour URL:**  
**List Broker:** Brand & Associates Inc.

**ML#:** 208046417  
**Status:** A-Active  
**(GEO) Area:** NA19  
**Furnished:** Negotiable  
**Subdivision:** FALLING WATERS  
BEACH RESORT  
FALLING WATERS  
**Development:** FALLING WATERS  
**Sec/Twn/Rng:** 3/51/26  
**Condo Fee:** \$0  
**Master HOA Fee:** \$1,300 Quarterly  
**HOA Fee:** \$0  
**Price/SqFt:** \$159.14

**List Price: \$215,000**



## Detailed Property Information

### Property Information:

Immaculate, bright, second floor end unit overlooking the lake and fountains. Tile on the diagonal in all living areas, upgraded cabinets, manual hurricane shutters on the lanai. This is a very active community with tennis courts, bocce ball and shuffle board along with one of Floridas most beautiful "lazy river" pool. Great location, close to shopping, restaurants and the new hospital. Call today for your private showing

**Building Desc:** 2 Story  
**Ownership Desc:** Condo  
**Building Design:** Low Rise (1-3 Floors)  
**Bedrooms:** 2 Bed  
**Full/Half Baths:** 2 /0  
**Garage Spaces:** 1 - Detached  
**Carport Spaces:** - Detached  
**Parking:** 1 Assigned  
**Private Pool:** No  
**Private Spa:** No  
**Acres:** 0.00  
**Security:** Gated  
**Waterfront Desc.:** Lake  
**Boat Access:** None  
**View:** Lake, Water Feature  
**Bedroom:**  
**Dining:** Dining - Living, Eat-in Kitchen  
**Kitchen:**  
**Master Bath:** Dual Sinks  
**Rooms:** Screened Lanai/Porch, Laundry Room in Garage

**Building #:**  
**Community Type:** Gated, Tennis  
**Builder Product:** No  
**Unit Floor:** 2  
**Total Floors:** 2  
**Units in Building:**  
**Units in Complex:**

**Elevator:** None  
**Rear Exp:** W  
**Year Built:** 1997  
**Approx. Living Area:** 1,351  
**Approx. Total Area:** 1,650  
**Cable:** Yes

**Windows:** Single Hung, Sliding  
**Interior Features:** Cable Prewire, Custom Mirrors, Laundry Tub, Volume Ceiling, Walk-In Closet, Window Coverings  
**Exterior Features:** Shutters Manual, Tennis Court, Water Display  
**Equipment:** Auto Garage Door, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Self Cleaning Oven, Washer  
**Amenities:** Community Pool, Shuffleboard, Streetlight, Tennis Court  
**Maintenance:** Cable, Irrigation Water, Manager, Pest Control Exterior, Insurance, Rec Facilities, Security, Trash Removal, Water  
**Living Rm:** **Great Rm:** **Dining Rm:** **Kitchen:** **Family Rm:**  
**Master BR:** **2nd BR:** **3rd BR:** **4th BR:** **5th BR:**  
**Den:** **Lanai:** **Utility Rm:** **Garage:** **Ceiling Fans:**

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