Cross Property Customer Financial Report w/Photos

Residential Customer Financial Report w/Photos



General Information ML# 226021998

List Price:	$318,000		
MLS#:	226021998	**Status:**	Active (06/03/26)
Address:	330 EL DORADO BLVD N CAPE CORAL, FL 33993		
GEO Area:	CC42 - Cape Coral Unit 50,54,51,52,53,55-57,80,98		
County:	Lee	**Property Class:**	Residential
Status Type:	Resale Property	**Subdivision:**	CAPE CORAL
List Price/Sqft:	$188.39	**Development:**	CAPE CORAL
Property ID:	08-44-23-C3-03967.0370	**Furnished:**	Negotiable
Approx. Living Area:	1,688	**Bedrooms:**	3 Bed
Approx.Total Area:	2,132	**Baths:**	2 (2 0)
		Den/Flex:	Yes
Building Design:	Single Family	**Year Built:**	2023
Potential Short Sale:	No	**Foreclosed REO:**	No
Virtual Tour URL:	https://drive.google.com/file/d/1cF7M8V5PzE4WEnz6Sq_aGvKTotCFqrHa/view?usp=sharing		

Detailed Property Information ML# 226021998

Property Information: One or more photo(s) has been virtually staged, AI generated or rendered. ***NEW PRICE ($318,000) | 2023 CONSTRUCTION*** Welcome to "The Rincon"—a masterfully crafted 2023 contemporary residence positioned on a spacious corner lot in Cape Coral. Offering 3 bedrooms, a flexible den, 2 full baths, and over 1,688 sq ft under air, 2,300 under roof, this home seamlessly combines modern luxury with functional living. ***INTERIOR HIGHLIGHTS*** • 10-foot tray ceilings & gleaming white porcelain tile throughout • Gourmet kitchen with quartz countertops, soft-close cabinetry, stainless steel appliances • Private primary suite featuring dual-sink vanity and spa-inspired glass shower • Versatile den perfect for a dedicated home office, media room, or guest flex space ***EXTERIOR & UPGRADES*** • Full paver driveway, sidewalk, entry, and covered lanai • Whole-home impact-resistant glass doors and windows • Epoxy-finished 2-car garage, full-yard irrigation, and comprehensive 2-10 Home Warranty ***TRANSACTION NOTE*** Clean, standard seller transaction! Title and lender payoff estoppel are fully coordinated for a traditional 30-day close. Buyer home-sale contingencies welcomed. Easy to show—schedule your private tour today!

Ownership:	Single Family	**Pets:**	No Approval Needed
Lot Size:	.25 (acres) / 10,759 (sqft)	**Pets - Max. Weight:**	
Cable:	Yes	**Pets - Max. Number:**	
		Pets - Breed Limits:	
		Pets - Other Limits:	
Guest House L.A.:		**Approx. Lot Size:**	86x124x86x124
Guest House Desc:		**Gulf Access Type:**	
Elementary School:		**Windows:**	Impact Resistant, Single Hung
Middle School:		**Exterior Finish:**	Stucco
High School:		**Community Type:**	Non-Gated
Flooring:	Tile	**Golf Type:**	
Cooling:	Ceiling Fans, Central Electric	**Golf MembershipYN:**	No
Floor Plan Type:	Split Bedrooms	**Golf Membership Type:**	
Kitchen:	Pantry	**Heating:**	Central Electric
Private Pool:	No	**Gas YN:**	No
Private Spa:	No	**Gas Description:**	
View:	City		

Amenities: Bike Storage, Extra Storage, Internet Access, Vehicle Wash Area
Bedroom: First Floor Bedroom, Master BR Ground, Split Bedrooms
Dining: Breakfast Bar, Eat-in Kitchen
Equipment: Auto Garage Door, Cooktop - Electric, Dishwasher, Disposal, Microwave, Refrigerator/Icemaker, Washer/Dryer Hookup
Exterior Features: Patio, Room for Pool
Interior Features: Internet Available, Pantry, Volume Ceiling
Master Bath: Multiple Shower Heads, Separate Tub And Shower
Additional Rooms: Den - Study, Laundry in Residence, Open Lanai/Porch, Screened Lanai/Porch
Parking:
Road: County Maintained, Paved Road, Public Road
Restrictions: None
Security: Garage Secured
Storm Protection: Impact Resistant Doors, Impact Resistant Windows

Unit/Bldg.Information ML# 226021998

Building #:		**Units in Complex:**	1	**Builder Product:**	No
Total Floors in Property:	1	**Building Style:**	1 Story/Ranch	**Builder Name:**	
Total Building Floors:		**Construction**	Concrete Block		
Unit Floor:		**Roof:**	Shingle		
Units in Building:	1	**Elevator:**	None		
Garage:	Attached	**Carport:**			
# Garage Spaces:	2	**# Carport Spaces:**	0		

Lot Information ML# 226021998

Waterfront:	No	**Waterfront Descrip.:**	None
Gulf Access:	No	**Boat/Dock Info:**	None
Canal Width:	None	**Water:**	Well
Rear Exposure:	E	**Sewer:**	Septic
Sec/Town/Rng:	08/44/23E	**Irrigation:**	Well
Legal Unit:	0	**Lot Description:**	Corner
Subdivision #:	C3	**Lot:**	37
Zoning:	R1	**Block/Bldg:**	3967
Listing Broker:	Realty One Group MVP		

Legal Desc: CAPE CORAL UNIT 55 BLK.3967 PB 19 PG 100 LOTS 37 + 38

Room Information ML# 226021998

Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions

Financial/Transaction Information ML# 226021998

Total Tax Bill:	$5,694	**HOA Description:**	
Tax Year:	2025		
Tax Desc:	County Only, No Homestead	**Recurring Fees:**	
Tax District Type:	Municipal Service Tax Unit	**HOA Fee:**	$0
Terms:	Buyer Finance/Cash, Seller Pays Title	**Master HOA Fee:**	$0
Approval:	None	**Condo Fee:**	$0
Management:	None	**Spec Assessment:**	$0

Maintenance:	None
Special Info:	Seller Disclosure Available, Title Insurance Provided
Num of Leases/Yr:	
Min. Days Of Lease:	

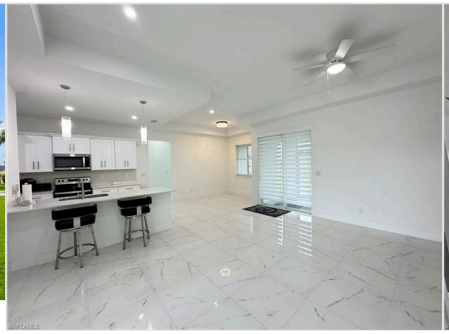
Other Fee:	$0
Land Lease:	$0
Annual Food & Beverage Minimum:	$0
Mandatory Club Fee:	$0
Rec. Lease Fee:	$0
Total Annual Recurring Fees:	$0

One Time Fees

Mandatory Club Fee:	$0
Land Lease:	$0
Rec. Lease Fee:	$0
Other Fee:	$0
Spec Assessment:	$0
Transfer Fee:	$0
Application Fee:	$0
Total One Time Fees:	$0



Contemporary stucco exterior featuring a two-car garage, paved driveway, and double-door entry

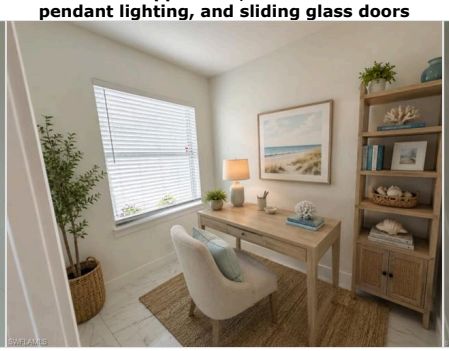


Open-concept living space featuring high ceilings, large format tile flooring, a contemporary kitchen with white cabinetry and stainless steel appliances, a kitchen island with pendant lighting, and sliding glass doors





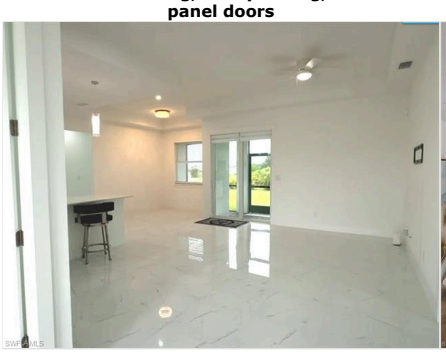
Entryway featuring double French doors, large format tile flooring, a tray ceiling, and white panel doors



VIRTUAL DEN



COZY DEN NEAR ENTRY

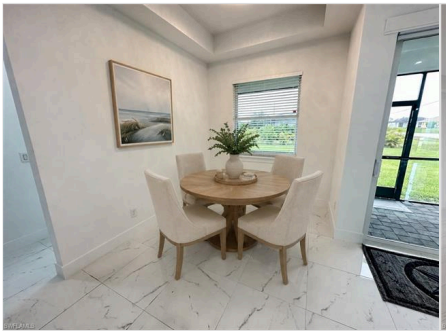




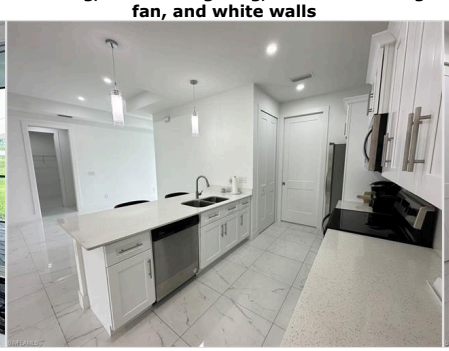
Open-concept living space featuring light tile flooring, recessed lighting, a modern ceiling fan, and white walls



Kitchen island featuring a dual stainless steel sink and quartz countertop



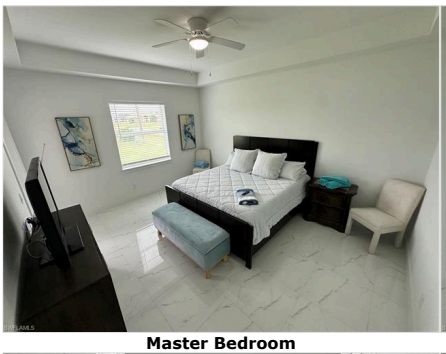
Bright dining area featuring large format white tile flooring with dark veining, a tray ceiling, and a window with horizontal blinds



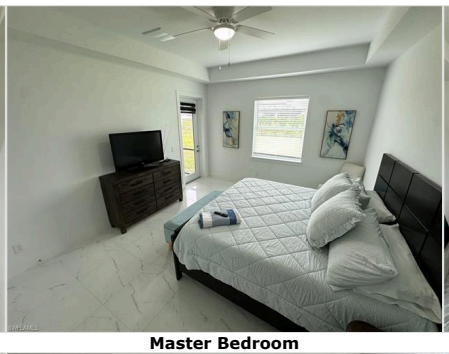
Kitchen featuring white shaker cabinetry, stainless steel appliances, and light-toned quartz countertops



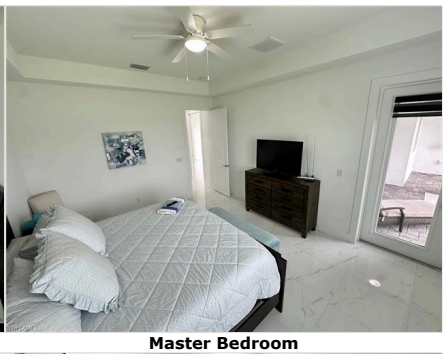
White shaker-style cabinetry with crown molding, stainless steel appliances, speckled solid surface countertops, and a coordinating backsplash



Master Bedroom



Master Bedroom



Master Bedroom



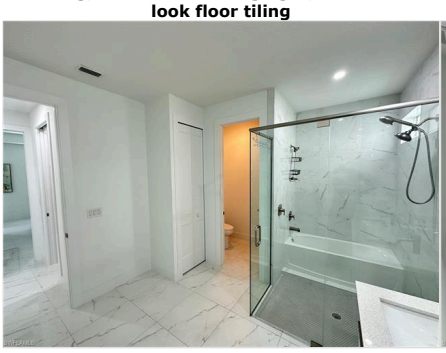
Spacious walk-in closet featuring white wire shelving, a recessed ceiling light, and marble-look floor tiling



Master Bathroom dual sinks bath and shower



Dual vanity with under-mount sinks, quartz countertop, and brushed nickel faucets



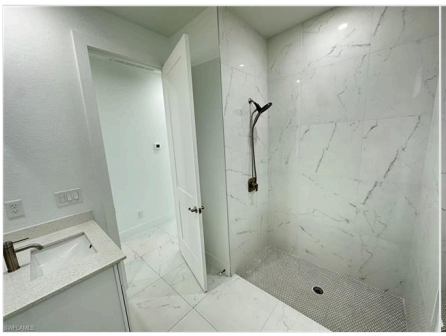
Bathroom featuring a frameless glass shower enclosure, white porcelain bathtub, and white large-format tile flooring



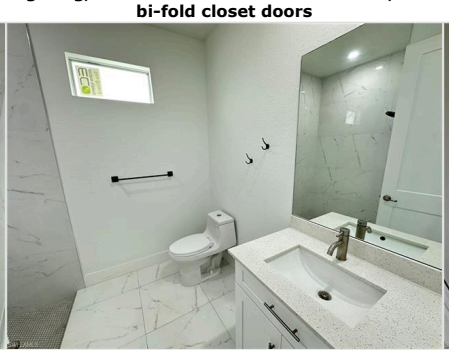
Bright room featuring large format marble-look tile flooring, a ceiling fan with integrated lighting, a window with horizontal blinds, and bi-fold closet doors



Guest Bedroom 1



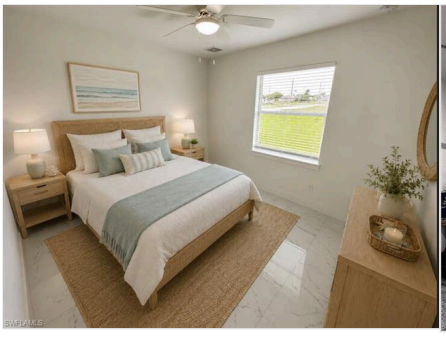
Walk-in shower with large-format marble-look wall tiles and a pebble-style floor



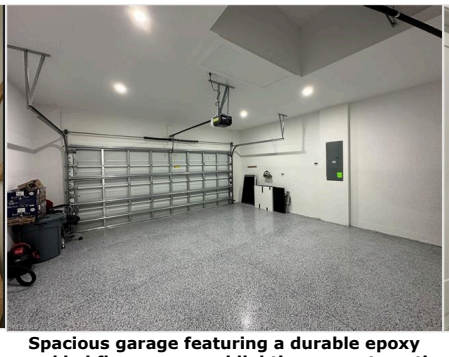
Guest bathroom



Room featuring a ceiling fan with integrated lighting, large window with blinds, and white square floor tiles with grey veining



Guest Bedroom 2



Spacious garage featuring a durable epoxy speckled floor, recessed lighting, an automatic garage door opener, and an access panel



LAUNDRY, STORAGE, PANTRY



Screened outdoor patio featuring brick paver flooring, a white textured exterior wall, and a black ceiling fan with an integrated light fixture



Contemporary architecture featuring a white and gray exterior, a two-car garage, and a lush green lawn



Expansive green lawn surrounds a white stucco residence with multiple windows and a screened lanai

Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.

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