

\$285,000

SINGLE FAMILY RESIDENCE

2305 Summersweet DR

2305 2305 Summersweet Drive Drive, Alva, Florida, 33920, United States

Property Details

Type	Single Family Residence
MLS #	2026019914
Bedrooms	2
Building size	1930 sq. ft.
Air conditioning	Yes
Heating	Central
Bathrooms	2
Floor	1
Exterior	Block
Interior	Carpet

Description

VERY MOTIVATED SELLER! Take advantage of this incredible opportunity—the seller is willing to offer a credit toward your closing costs with an acceptable offer! ALSO, Partial turnkey Exquisite Home in Cascades at River Hall – Premier 55+ Living in Alva, Florida Welcome to the lifestyle you've been dreaming of! Nestled in the peaceful countryside of Alva, this beautifully maintained 2-bedroom + Den, 2-bath home is located in the highly desirable Cascades at River Hall, a gated, golf-cart-friendly 55+ community just minutes from Fort Myers. From the moment you walk in, you'll appreciate the soaring ceilings, abundant natural light, tile flooring throughout, and spacious open-concept floor plan designed for comfortable living and effortless entertaining. This home is loaded with thoughtful upgrades, including: Roof resealed (2023) Epoxy-coated garage floor Sliding garage screen Herb garden Stylish LED lighting Teak shower flooring Samsung washer (2023) Rheem water heater (2021) Air handler (2020) Mechanical entry awning PLUS, an Isinwheel electric bike is included! Live every day like you're on vacation with resort-style amenities featuring: Heated pool & spa Pickleball & tennis courts Bocce ball Fitness center Beautiful clubhouse Scenic walking paths Conveniently located near golf, shopping, dining, I-75, RSW and PGD airports, and Southwest Florida's world-famous beaches. Even better, the low HOA fees include lawn care, cable, and internet, making this the perfect low-maintenance Florida lifestyle. The seller is extremely motivated and ready to make a deal! Don't miss

this opportunity to own one of the best values in Cascades at River Hall—with a closing cost credit available for qualified buyers. Schedule your private showing today before this one is gone!

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