

\$459,900

SINGLE FAMILY RESIDENCE

1909 SE 16th ST

1909 SE 1909 SE 16th Street Street, Cape Coral, Florida, 33990, United States

Property Details

Type	Single Family Residence
MLS #	226031462
Bedrooms	3
Building size	2404 sq. ft.
Air conditioning	Yes
Heating	Central
Bathrooms	2
Floor	1
Exterior	Block
Interior	Tile

Description

PRICED BELOW APPRAISED VALUE! DIRECT GULF ACCESS NO BRIDGES! Ideally located near Del Prado Blvd in SE Cape Coral, this waterfront home features an exceptional boating setup and major capital upgrades—providing the perfect canvas to bring your vision to life. Priced to sell AS-IS following a September 30th appraisal by highly respected Huettner Appraisal Inc. (33 years in business!). While the interior is ready for cosmetic modernization, the big-ticket items are already complete for total peace of mind, including a new roof (2024), brand-new HVAC system (2024), all-new kitchen appliances (2024), a new Maytag washer/dryer (2024), an updated master shower (2026), freshly painted on the inside (2025) and newly installed vinyl plank flooring in a few areas (2025). Boaters will love the redone marine-grade wood dock (2023, sealed 2025) built higher than neighboring docks, equipped with a brand-new canopy and TWO BOAT LIFTS—one set up for a fishing boat and the second rated for a heavy 13-passenger pontoon. The private pool area boasts all-new 2026 equipment (pump, filter, and skimmer), replaced cage screening, and fully repaired/repainted perimeter fencing. Best of all, enjoy incredible peace of mind on this high-and-dry lot that never flooded—water didn't even reach the pool deck during Hurricane Ian! Capitalize on this rare waterfront investment and schedule your showing today!