



**\$1,100,000**

## **LN ROYAL 2294, NAPLES, FL, 34112**

<https://www.naplesviews.com>

Designed for Florida Living by Local Architect David Poorman, this outstanding Home is Timeless! With an Outstanding Open Floor Plan, Generously Sized Rooms, Abundance of Windows, Clerestory Windows, Sliding Glass Doors, French Doors and Skylights allows Natural Light to fill the Home. Teragan Bamboo Flooring, 5-inch Baseboards, Solid Core Interior Doors. ALL EXTERIOR, DOORS SLIDING [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2379 sq ft



## **Rooms**

### **Call us now**

Phone: (+1) 239 529 7747

Email: [info@madleinep.sg-host.com](mailto:info@madleinep.sg-host.com)

Address: 720 5th Avenue South, Suite 201  
Naples, FL 34102



Room type	Length	Width
Great Room	23.6	20.2
Bedroom	11.2	15.9
Kitchen	23.6	9.1
Bedroom	11.2	16
Den	12.2	13.1
Dining Room	19.2	17
Master Bedroom	12.9	17
Utility Room	10.5	5.6
Lanai	26.2	7.6
Garage	21.9	22.1

## Building Details

**Year built:** 1985

**ParkingTotal:** 2

**Exterior material:** Concrete Block, Stucco

**Heating:** Central Electric

**ArchitecturalStyle:** Ranch, Traditional, Single Family

**NewConstructionYN:** No

**Roof:** Shingle

**Parking:** Attached, Deeded, Driveway Paved



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## Amenities & Features

**Features:** Built-In Cabinets, Cathedral Ceiling(s), Closet Cabinets, Custom Mirrors, Foyer, French Doors, Laundry Tub, Pantry, Smoke Detectors, Vaulted Ceiling(s), Volume Ceiling, Walk-In Closet(s), Wet Bar

**Spa Features:** Jetted Tub

**CommunityFeatures:** Clubhouse, Pool, Sidewalks, Street Lights, Tennis Court(s)

**ExteriorFeatures:** Screened Lanai/Porch, Courtyard, Outdoor Shower

**Waterfront available:** No

**AttachedGarageYN:** Yes

**Cooling:** Central Electric

**FireplaceYN:** No

**Security Features:** Smoke Detector(s)

**Amenities:** Dishwasher, Disposal, Dryer, Electric Cooktop, Microwave, Refrigerator/Icemaker, Self Cleaning Oven, Washer

**WindowFeatures:** Skylight(s)

**PoolFeatures:** Community, Below Ground, Concrete, Custom Upgrades, Equipment Stays, Solar Heat, Salt Water, Screen Enclosure

**GarageYN:** Yes

**CoolingYN:** Yes

**PoolPrivateYN:** Yes



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