



Exquisite Residence in Bonita Landing

16438 Bonita Landing Circle, Bonita Springs, FL

Home Highlights

- **Year Built:** 2020 • **Living Area:** 2445 Sq. Ft. • **Total Area:** 3296 Sq. Ft.
- **Exposure:** West, offering breathtaking sunsets over the pool and spa area
- **Summerville II Model:** Featuring a luxurious large walk-in shower.
- **Master Bedroom:** Boasts two expansive walk-in closets.
- **Gourmet Kitchen:** Adorned with granite countertops and a spacious island.
- **Bedrooms:** 3 plus a Den • **Bathrooms:** 3 Full
- **Garage:** 3 Car
- **Elegant Touches:** Crown molding throughout
- **Convenience:** Laundry room within the residence
- **Outdoor Oasis:** Complete with a heated pool, spa, and outdoor kitchen
- **Driveway:** Brick paved for added charm
- **Community Benefits:** Enjoy low HOA fees covering WIFI, Internet, lawn care, and irrigation.
- **Impeccable Interior:** Pristine condition throughout
- **Outdoor Living:** Covered and screened lanai for year-round enjoyment
- **Enhanced Pest Control:** In-wall pest control system plus Massey Pest Control services
- **Smart Features:** Home access remotely controlled, including Ring Doorbell
- **Security:** Gated entry for peace of mind
- **HOA Fees:** \$1,199 per quarter
- **Taxes:** \$8,992 for 2023 with Homestead

Amenities:

Enjoy a wealth of community amenities including basketball courts, a children's play area, firepit, community garden, fishing pier overlooking a serene 40+ acre lake, picnic area, tennis court, and sidewalks perfect for leisurely strolls.

Exclusive Community: With only 219 single-family homes, Bonita Landing offers an intimate, boutique-style living experience.