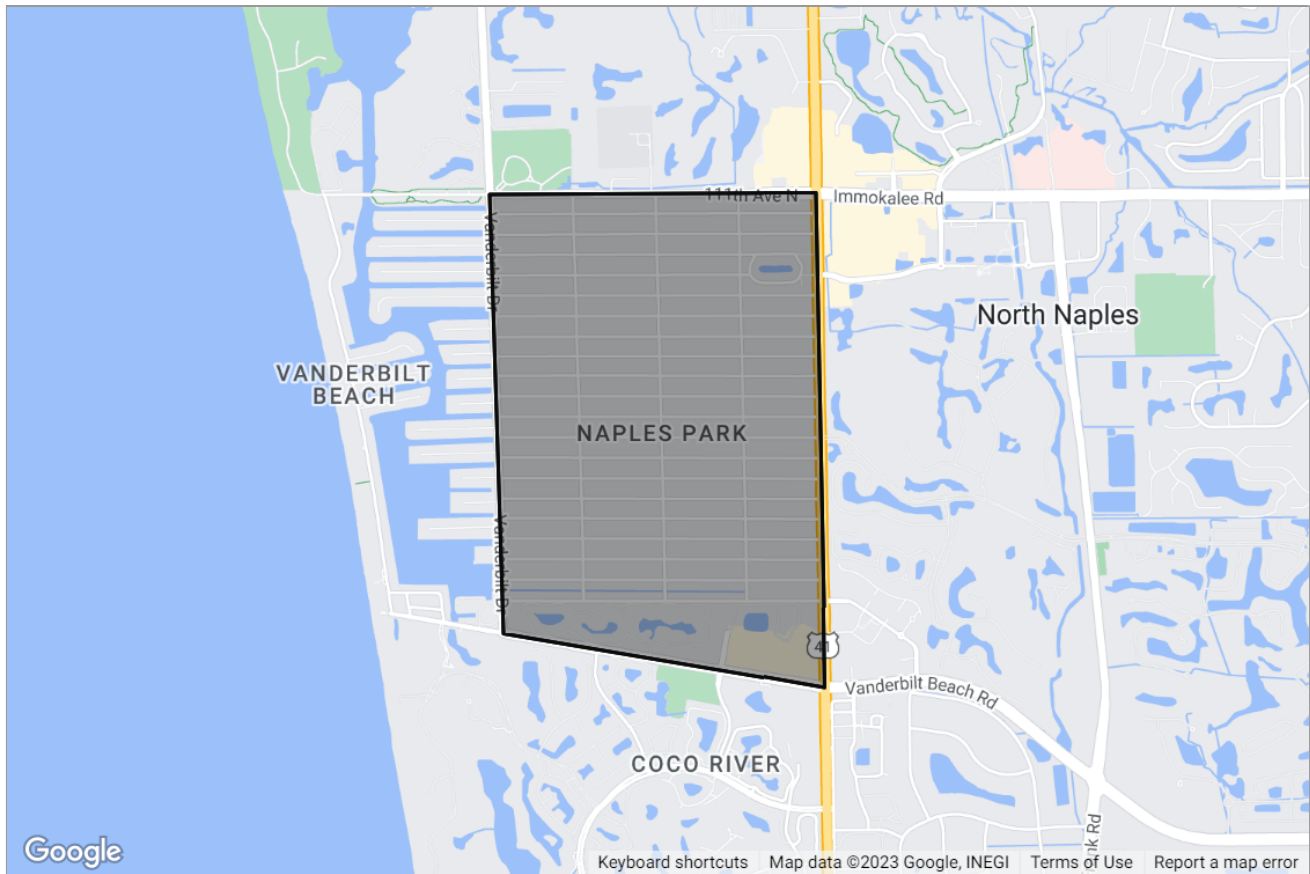


MARKET ACTIVITY REPORT

Naples Park Neighborhood, FL



Presented by

Janet Berry | Realtor

Florida Real Estate License: 249513551



Mobile: (239) 450-1892

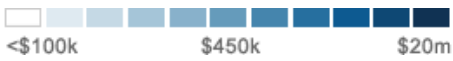
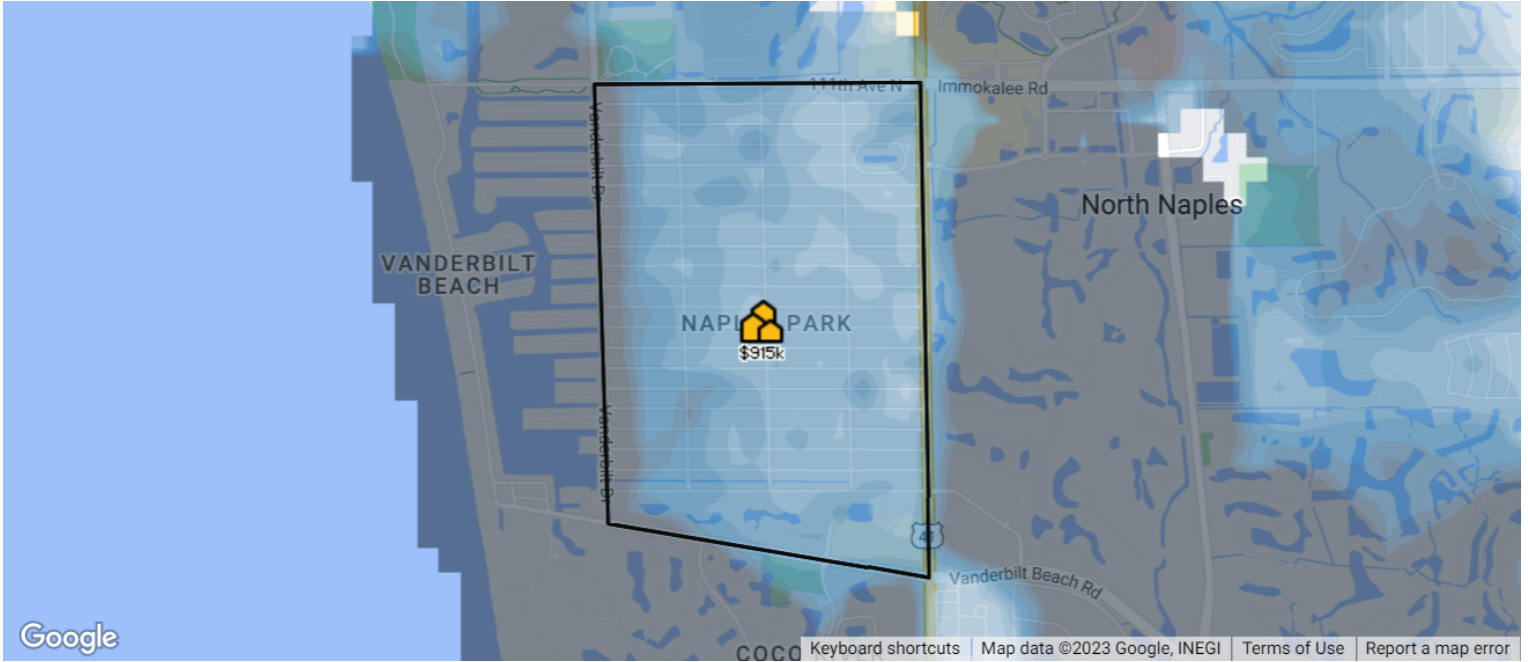
Main: Janet@JanetBerry.com

Office: www.JanetBerry.com

Premiere Plus Realty, Co.
9015 Strada Stell Court, Suite 104
Naples, FL 34109

Naples Park Neighborhood, FL

Market Snapshot: Estimated Home Values



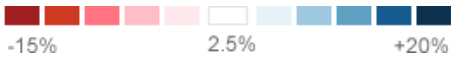
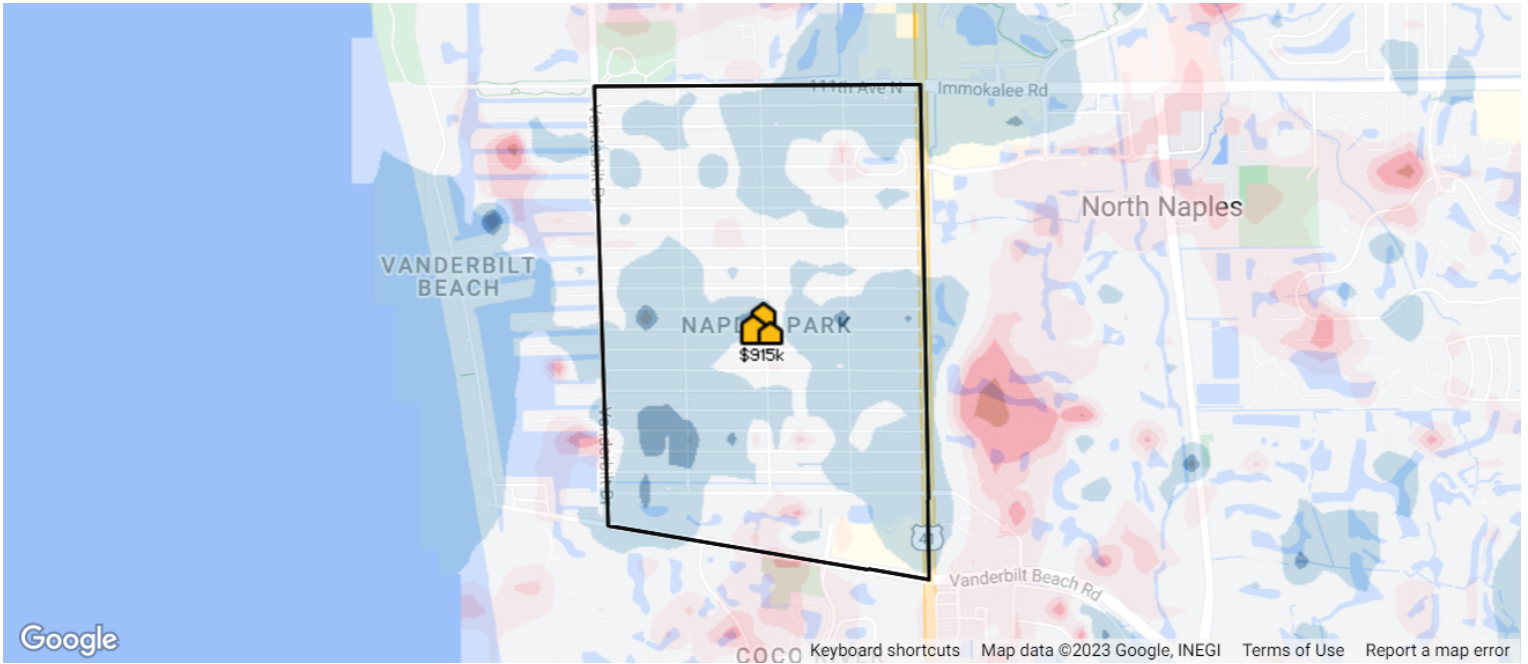
This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area.

<p>Median Est. Home Value</p> <p>\$915K</p> <p>Updated: 6/30/2023</p>	<p>Change Over Last Month</p> <p>↓ 1.6%</p>	<p>Change Over Last 3 Months</p> <p>↓ 2.27%</p>	<p>Change Over Last 12 Months</p> <p>↑ 4.56%</p>	<p>Change Over Last 24 Months</p> <p>↑ 69.49%</p>
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About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **SFR and Condos** data.

Naples Park Neighborhood, FL

Market Snapshot: 12-Month Change in Estimated Value



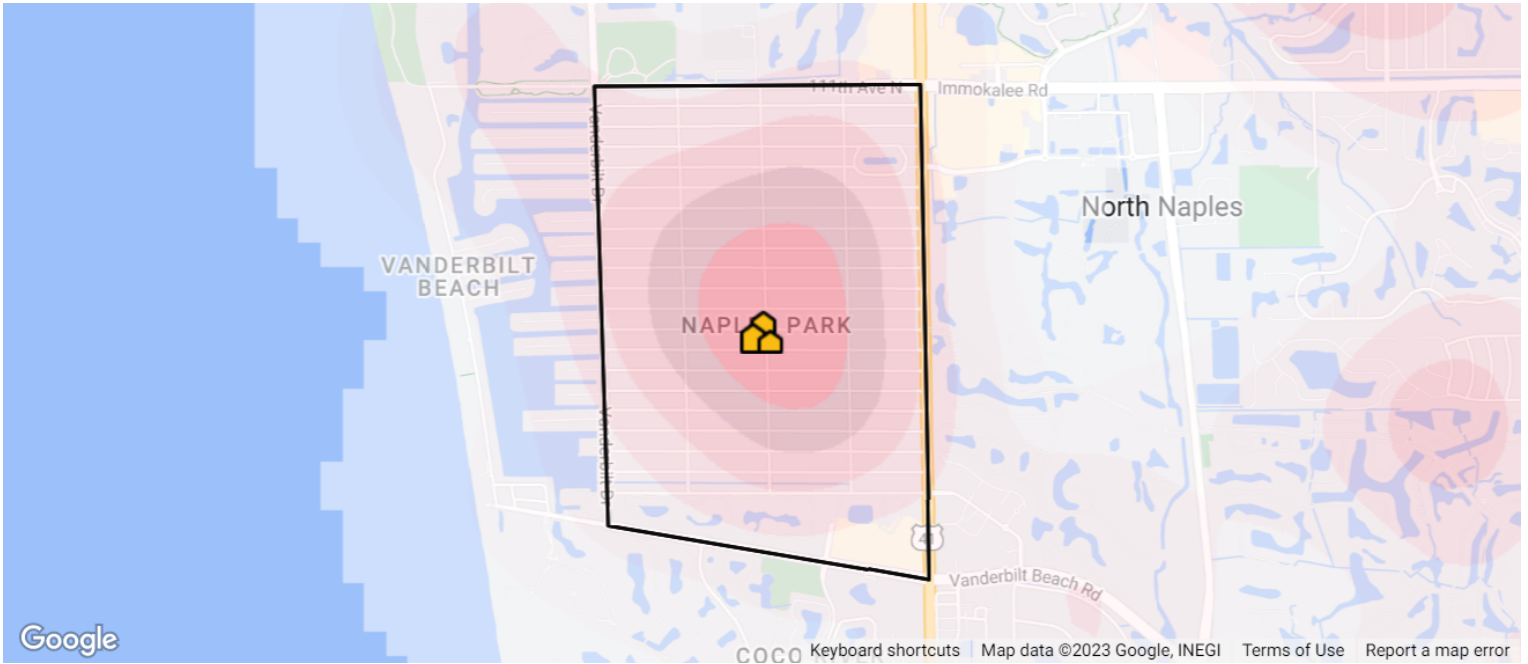
This map layer shows the change in estimated home values over the past 12 months, based on the AVMs and RVMs® for properties in an area.

<p>Median Est. Home Value</p> <p>\$915K</p> <p>Updated: 6/30/2023</p>	<p>Change Over Last 12 Months</p> <p>↑ 4.56%</p>	<p>Change Over Last 24 Months</p> <p>↑ 69.49%</p>	<p>Change Over Last 36 Months</p> <p>↑ 113.72%</p>
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About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **SFR and Condos** data.

Naples Park Neighborhood, FL

Market Snapshot: Concentration of Distressed Properties



Low High

This map layer shows the concentration of distressed properties, in areas where RPR has MLS data.

Total # of Distressed Properties

0

Updated: 7/13/2023

of Pre-Foreclosures

0

of Foreclosures

0

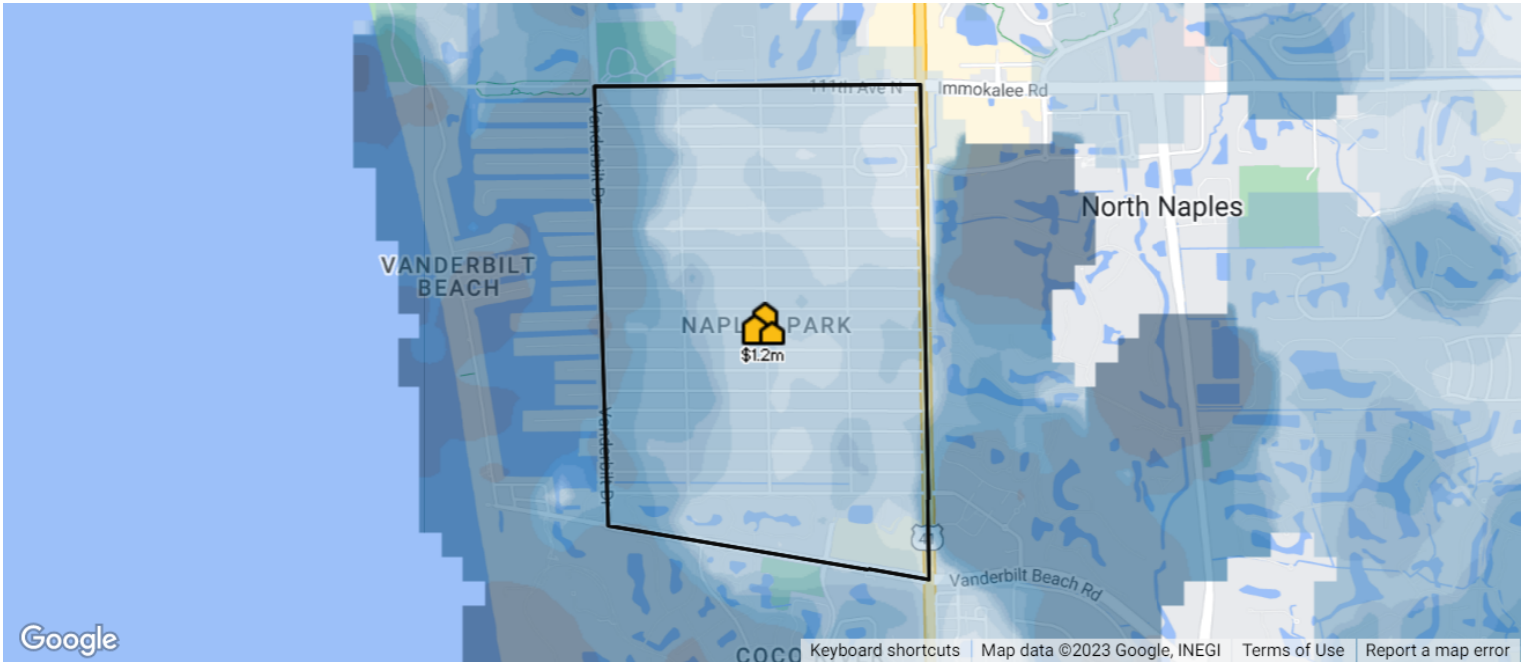
of Foreclosed

0

About this data: The metrics displayed here reflect distressed property counts (listings and public records) for SFR and Condos as of 7/13/2023.

Naples Park Neighborhood, FL

Market Snapshot: Sales Price



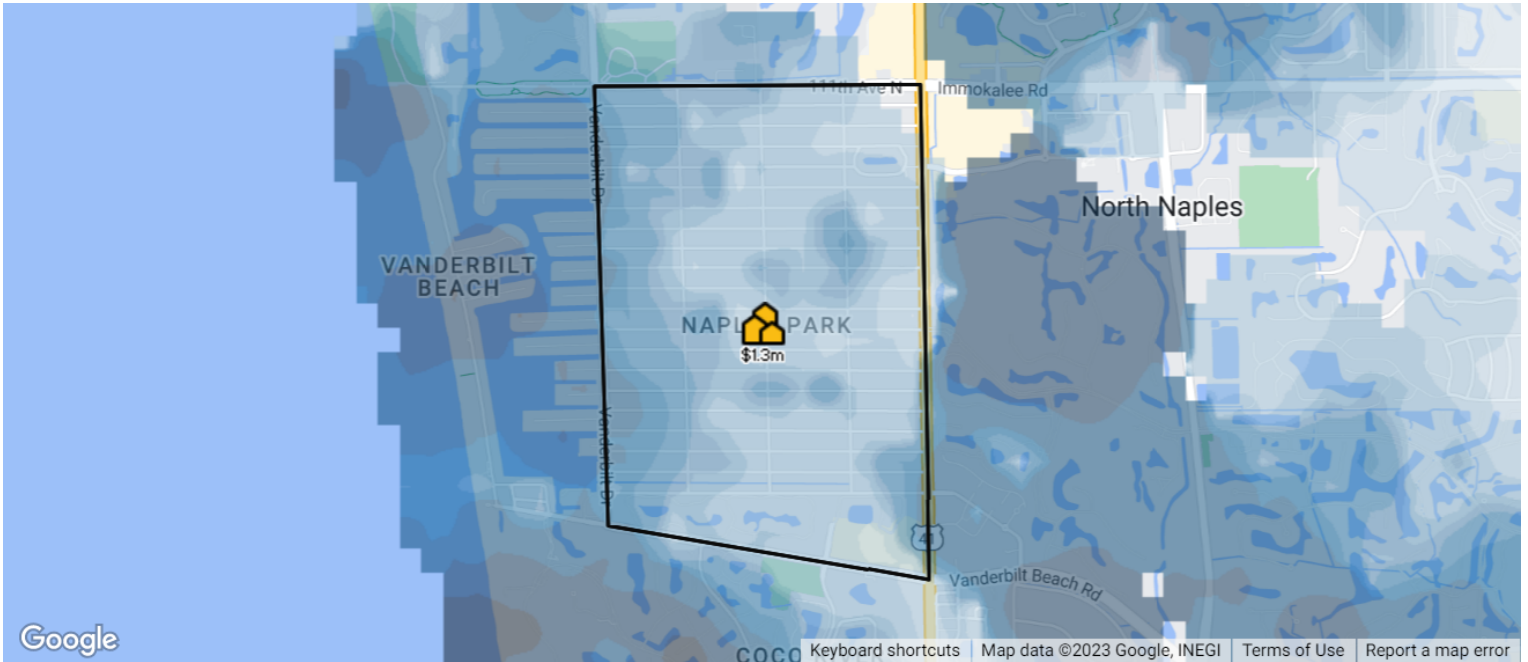
This map layer shows the average sales price for properties sold in the previous six months, in areas where RPR has MLS data.

<p>Median Sales Price</p> <p>\$1.2M</p> <p>Updated: 6/30/2023</p>	<p>Change Over Last Month</p> <p>↑ 50%</p>	<p>Change Over Last 3 Months</p> <p>↑ 54.84%</p>	<p>Change Over Last 12 Months</p> <p>↑ 22.45%</p>	<p>Change Over Last 24 Months</p> <p>↑ 98.35%</p>
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About this data: The Metrics displayed here reflect median sales price for **SFR and Condos** using **MLS listing** data.

Naples Park Neighborhood, FL

Market Snapshot: List Price

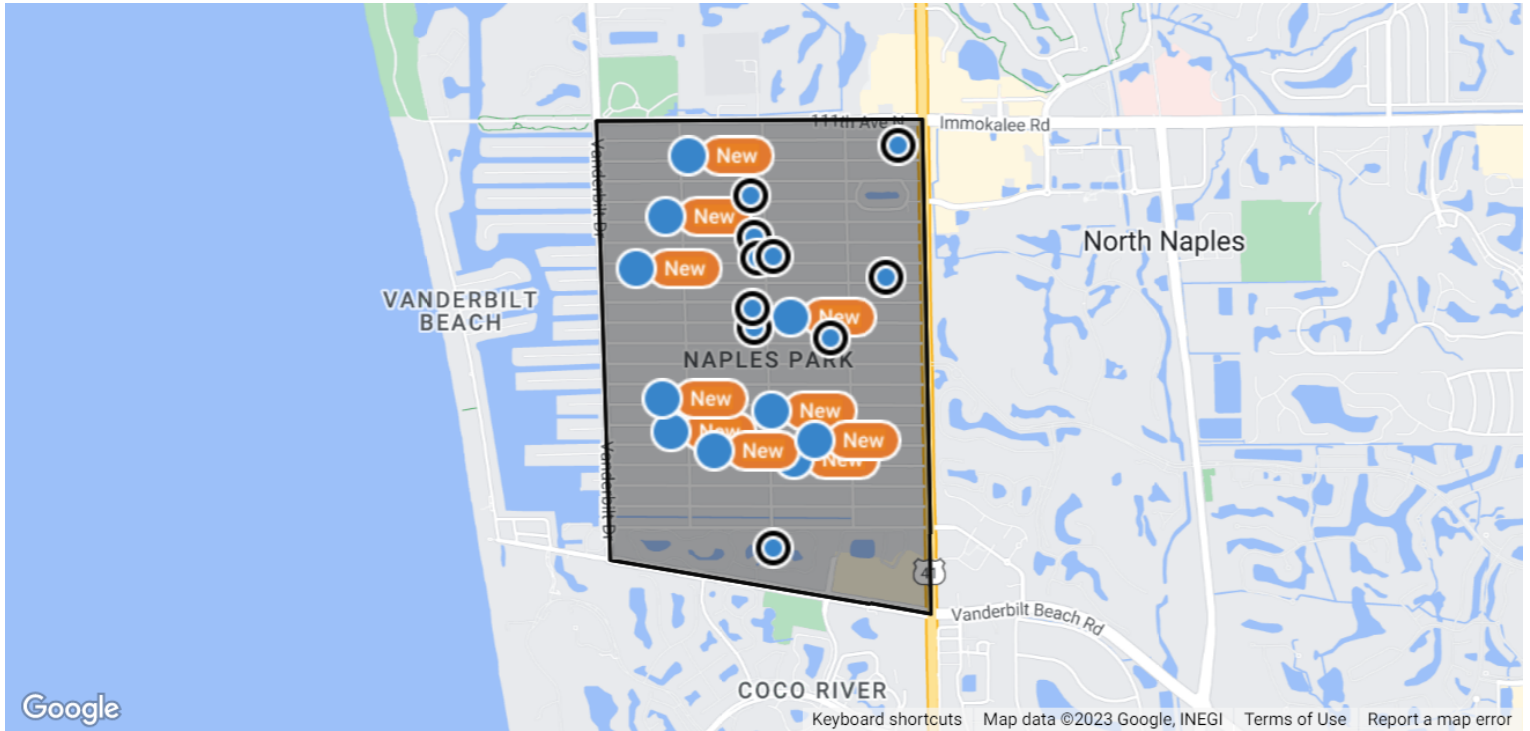


This map layer shows the average listing price for properties in the previous six months, in areas where RPR has MLS data.



<p>Median List Price</p> <p>\$1.3M</p> <p>Updated: 6/30/2023</p>	<p>Change Over Last 3 Months</p> <p>↑ 3.88%</p>	<p>Change Over Last 12 Months</p> <p>↑ 30.14%</p>	<p>Change Over Last 24 Months</p> <p>↑ 92.22%</p>
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About this data: The Metrics displayed here reflect median list price for **SFR and Condos** using **MLS listing** data.

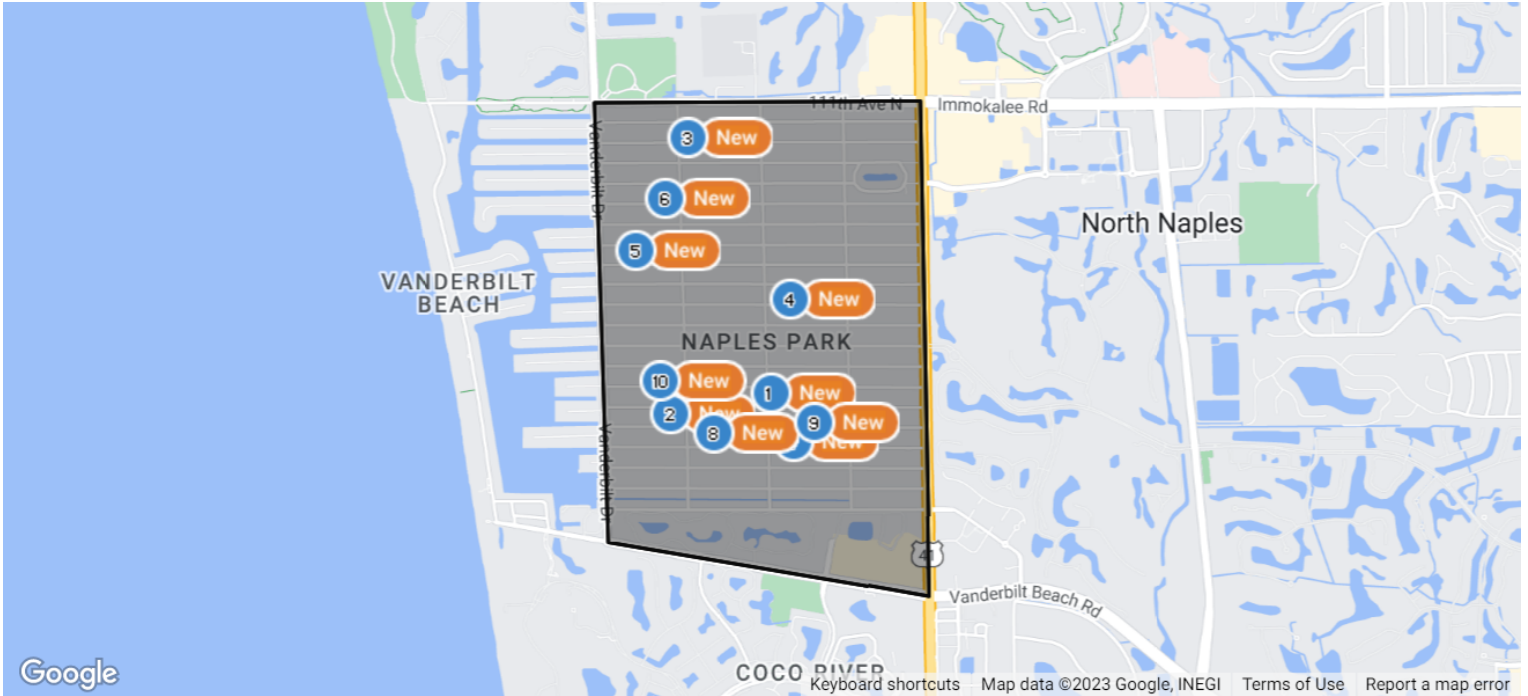
Market Activity Summary Stats





Search Criteria | **Location:** Naples Park Neighborhood, FL; **Date:** Changes in the Last 3 Months; **Transaction Types:** For Sale; **Change Types:** New Listings, Pending, Distressed; **Property Types:** Single Family, Condo/Townhouse/Apt.; **Maximum Properties per Change Type:** 10; **Sort Order:** Recently updated

	 New Listings	 Pending
Number of Properties	10	10
Low Price / Value	\$790,000	\$679,000
Median Price / Value	\$1,024,500	\$1,020,000
High Price / Value	\$1,400,000	\$2,150,000
Average Price / Sq. Ft.	\$699	\$736
Median Price / Sq. Ft.	\$643	\$722
Average Days in RPR	35	106
Median Days in RPR	16	116
Total Volume	\$10,668,000	\$12,057,890





Naples Park Neighborhood, FL







New Listings: 10

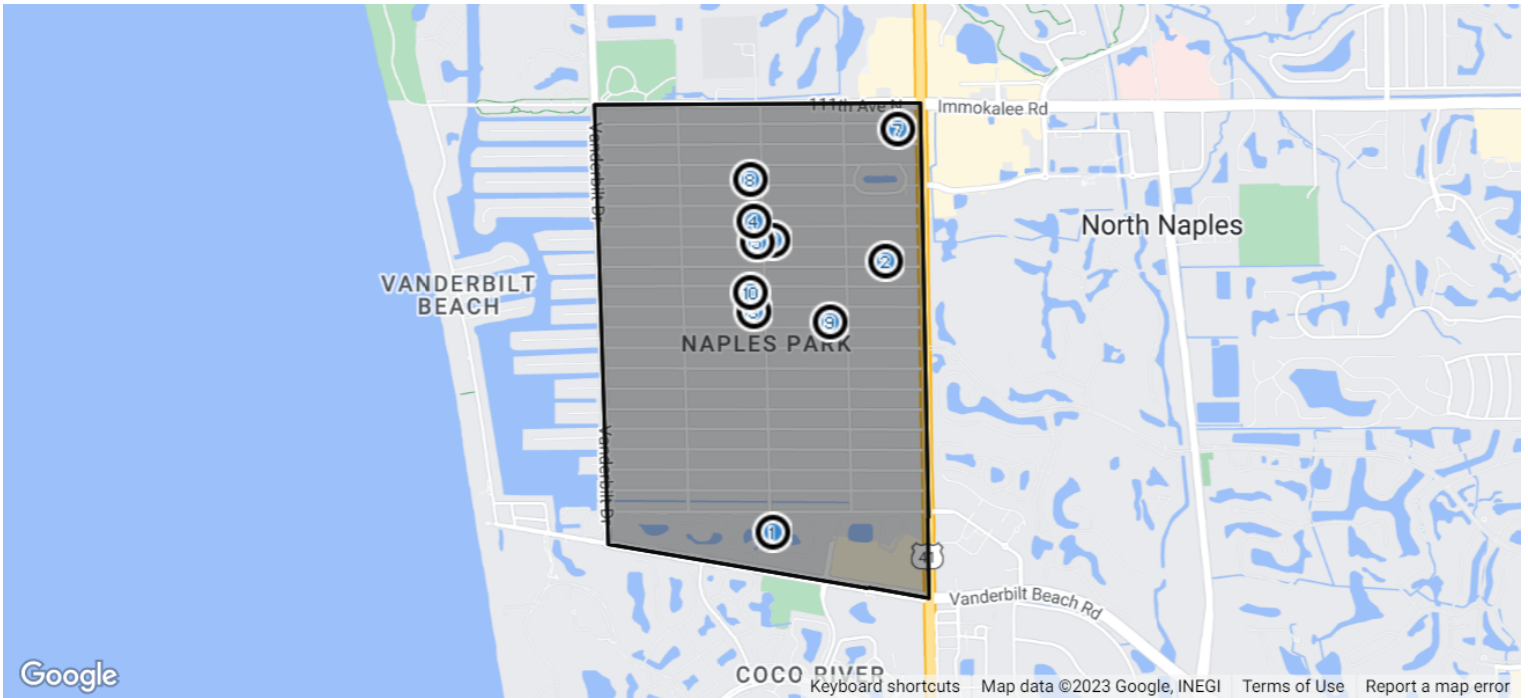
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>1 ● Active • New, Active: 7/11/2023 <i>MLS ID: 223038724</i></p> <p>742 97th Ave N</p> <p>Smartly Modern, two bedroom, two bathroom "beach house" in the much sought after neighborhood of Naples Park! It's light, bright and cheerful with a great open concept. The living and dining areas seamlessly flow into your fabulous granite kitchen. The newly-renovated kitchen boasts a center island with extra seating, stainless steel appliances, modern backsplash & white cabinetry. Large master suite with wood flooring & walk in closet is easily accessible to lanai. Spacious screened-in lanai overlooks the completely fenced in back yard with lush landscaping and a private garden shed; plenty of room for a pool. This beautiful house also features an attached one car garage, underground sprinkler system, tile & wood flooring, French doors, crown molding, 6â baseboards, wood crafting around windows. No rental restrictions! This home is a conveniently short stroll or bike ride to Wiggins Pass, Vanderbilt Beach, Mercato and the Shoppes at Vanderbilt - all you could want within reach! Furniture is negotiable.</p> <p><i>Listing Courtesy of John R Wood Properties</i></p>	Single Family	2/2	1,470	6,534	1977	7/11/2023	\$975,000	\$663
 <p>2 ● Active • New, Active: 7/10/2023 <i>MLS ID: 223049500</i></p> <p>616 96th Ave N</p> <p>Clean Coastal vibes in this immaculate pool home near beach with design details that impress. Two bedroom two bath CBS home with two car garage tropical oasis pool featuring waterfall and chickee hut, shaker cabinets, granite, large screened lanai with tongue and grove ceiling, entry bridge over attractive koi pond, new roof in2017, excellent landscaping, fenced yard and. Walking distance to beach, Mercato and Pavillion. Suitable for vacation rental or primary residence. Priced to Sell!</p> <p><i>Listing Courtesy of Premiere Plus Realty Company</i></p>	Single Family	2/2	1,267	6,534	1996	7/10/2023	\$1,050,000	\$829

New Listings: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>3 ● Active • <i>New, Active: 4/26/2023</i> <i>MLS ID: 223032134</i> 649 109th Ave N</p> <p>This property is named "I Sea Blue" for its location close to the beach, and its striking Bahamian shutters BUT it'll have you seeing GREEN with Short Term Rental Income, producing \$119K+ in income over the past year! Right at 1 mile to Bluebill beach access, but not in a flood zone. Selling turnkey, so transition will be a breeze. No flooding during lan. Complete remodel completed in 2022, including floors, kitchen, LED lighting, AC, landscaping, vinyl fence, pool screen, outdoor bar, showers, dishwasher, refrigerator, washer/dryer, range/oven, microwave, and bathrooms plus more! Naples Park Sewer and road updates completed in spring 2022. Direct house to pool access only through master bedroom to reduce risk of children sneaking out to the pool unattended. Backyard fenced in and features mature alvacado trees loaded up and ready for their new owners guac and toast. Listing agent is partial owner of the property. Please do not disturb tenants, errors and omissions are possible in listing, buyer to perform inspection.</p> <p><i>Listing Courtesy of Exp Realty</i></p>	Single Family	4/2	1,536	6,534	1973	4/26/2023	\$1,180,000	\$768
 <p>4 ● Active • <i>New, Active: 4/24/2023</i> <i>MLS ID: 223022064</i> 769 101st Ave N</p> <p>This magnificent residence is situated in the highly coveted area of Naples Park, making it the ultimate dream for both investors and those seeking to settle down! Featuring 3 beds/2 baths and 2-car garage, this turnkey furnished property is waiting for you to come home. The screened lanai is the dream outdoor oasis, complete with a pool & spa, covered alfresco, & lush mature landscaping, creating the perfect environment to unwind and relax. Naples Park is a gem, located minutes from great beaches, shopping, dining, & schools. Between the location, no HOA fees or rental restrictions and no flood insurance needed with a mortgage this is a great rental income property! This home has had extensive upgrades, including but not limited to the following: 2015 Pool & Lanai, 2016 Landscaping, 2016 New Standing Seam Aluminum Roof, 2017 New Sprinkler Well Pump, 2017 Hurricane Shutters, 2018 New A/C system, 2018 Master Bed additional A/C vent, 2018 Attic Insulation, 2018 A/C Vent pipe insulation, 2020 New Pool Pump, 2021 New Pool Lighting, 2023 New Rain Bird irrigation controller, 2023 New Spa Outdoor Control. This property is a rare find and is sure to sell quickly, so make it yours today!</p> <p><i>Listing Courtesy of Premiere Plus Realty Company</i></p>	Single Family	3/2	1,806	6,534	1997	4/24/2023	\$1,190,000	\$659
 <p>5 ● Active • <i>New, Active: 6/26/2023</i> <i>MLS ID: 223047163</i> 582 104th Ave N</p> <p>A generous double lot spanning .31 acres awaits on the highly desirable 500 block in Naples Park. This single-story home features a convenient split-bedroom design and boasts an inviting in-ground pool surrounded by mature landscaping throughout the property. Its central location offers the added convenience of being within walking or biking distance to Vanderbilt Beach, Delnor-Wiggins State Park, and the popular shopping and dining hub of Mercato, which includes a flagship Whole Foods store. Notably, this property had no flooding or damage incurred from Hurricane Ian. The price reflects lot value on the 500 block, presenting an excellent opportunity for both investors and end users.</p> <p><i>Listing Courtesy of The Agency Naples</i></p>	Single Family	2/2	1,297	13,503	1976	6/26/2023	\$1,389,000	\$1,071
 <p>6 ● Active • <i>New, Active: 5/15/2023</i> <i>MLS ID: 223035876</i> 619 106th Ave N</p> <p>Prepare to be captivated by this magnificent 3 bedroom, 2 full bath retreat, nestled in an enviable location moments away from Naples' most exquisite beaches, restaurants, and shopping. This turnkey furnished sanctuary has undergone recent enhancements, ensuring a seamless transition into the coveted Naples lifestyle without delay. Discover a layout that is as distinctive as it is alluring, with two options for family rooms, perfectly suited for hosting gatherings with friends and loved ones. A tranquil haven awaits, just beyond your doorstep. Step outside into paradise, enveloped by a fully fenced, expansive yard that offers both a sense of seclusion and offers ample space for a pool. Additionally, the 1 car attached garage provides space for storage and convenience. This property presents an exceptional rental opportunity, boasting an impressive near 5-star rating and a plethora of positive reviews. With over \$100,000 invested in upgrades and the absence of HOA fees, this gem is a rarity in today's market. Seize the chance to claim this breathtaking jewel of Naples Park as your very own. Don't wait, schedule a showing today and immerse yourself in the ultimate Florida lifestyle!</p> <p><i>Listing Courtesy of Premiere Plus Realty Company</i></p>	Single Family	3/2	1,612	6,534	1984	5/15/2023	\$999,000	\$620

New Listings: 10 (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	7 ● Active • <i>New, Active: 6/26/2023</i> <i>MLS ID: 223047023</i>								
	771 94th Ave N	Single Family	3/2	1,430	6,534	1961	6/26/2023	\$896,000	\$627
	Thoughtfully updated on the highly sought-after 700 block in Naples Park. No damage from Hurricane Ian. The renovations completed in 2021 include the installation of impact windows, new floors, upgraded A/C and electrical systems, a renovated kitchen, and an inviting open lanai area with a built-in outdoor kitchen and hot tub. Conveniently located within walking or biking distance to Vanderbilt Beach, Delnor-Wiggins State Park, and Mercato's vibrant shops and dining options. With a strong and consistent rental history, this turnkey home presents a prime opportunity for both end users and investors. <i>Listing Courtesy of The Agency Naples</i>								
	8 ● Active • <i>New, Active: 6/29/2023</i> <i>MLS ID: 223047848</i>								
	670 95th Ave N	Single Family	3/3	2,437	13,503	1973	6/29/2023	\$1,400,000	\$574
	Professional and drone photos coming soon! Incredible opportunity with this property situated on a double lot! East side of home has two bedrooms/ two baths with a huge kitchen, formal living and dining, plus a family room with a one car garage! West side has one bedroom/ one bath, another big kitchen, and a living room with a separate entrance and carport! This home can serve as multi generational, multi family, single family, or live in one side, rent out the other! The possibilities are many, with a large fenced parcel and TWO electric meters! No HOA means no rules and rental potential is massive, since the property is in the highly desirable 600 block on the south end of Naples Park! Recently replaced roof adds to the value. So much potential in this property to mold into your own vision! <i>Listing Courtesy of Keller Williams Elite Realty 2</i>								
	9 ● Active • <i>New, Active: 7/10/2023</i> <i>MLS ID: 223050317</i>								
	797 95th Ave N	Single Family	3/2	1,300	6,969	1972	7/10/2023	\$799,000	\$615
	No HOA, Great AirBNB -- Professionally Decorated with Brand New Furniture AND Being Sold with the Furniture! Updates Include: New Roof, New Landscape, New Kitchen, New Bathrooms, New Wood Like Tile Flooring, New A/C, New Designer Lighting, New Paver Driveway, New Doors, Windows and Baseboards, Painted inside and out! New Appliance Package and The Sweetest Enclosed Porch Tucked off of the Kitchen. A Beautiful Corner Lot with Plenty of Room for A Pool of Your Dreams! No Flooding or Damage during the recent Hurricane! Such a Wonderful Investment and Darling Little Beach Home! <i>Listing Courtesy of DomainRealty.com LLC</i>								
	10 ● Active • <i>New, Active: 4/21/2023</i> <i>MLS ID: 223026792</i>								
	605 97th Ave N	Single Family	3/2	1,406	6,534	1980	4/21/2023	\$790,000	\$562
	Great location - WEST of US-41. This beautiful 3-bedroom, 2-bathroom, 1-car garage home is move-in-ready with many upgrades. This property would make a great rental as there are No Rental Restrictions and No HOA. The Vanderbilt public beach access is exactly 1 mile from the property, a short walk or bike ride. There are many great shopping locations in close proximity - Mercato Shops (dining, night-life, retail, and more), Whole Foods, and many other great restaurants. The property features two screened lanais and a fenced back yard. A new roof was installed in 2023. <i>Listing Courtesy of Marzucco Real Estate</i>								



Pending: 10

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
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1 **Pending** • Pending as of 7/11/2023 *MLS ID: 223043603*

847 Reef Point Cir, #37 Condo/Townhouse/Apt. 2/2 1,359 - 7/6/2023 \$875,000 7/11/2023 \$644

Best Villa Home in Beachwalk. Magnificent serene lake views from this well care for and one of a kind property. 2 bedroom 2 bath located on a Cul de Sac with a one one car garage. Screen enclosed side lanai and lush landscaping all around this beautiful home. Rinse off in your court-yard's private shower after a day of fun and sun at famous Vanderbilt beach. A/C system is 1-1/2 yr new, hot water heater just replaced. Beachwalk community located west of 41, just 1 mile from the beach & amazing sunsets. Amenities, 24 hour manned gate, on site property manager, heated pool and spa, bocce, 6 tennis courts, exercise room, close to restaurants, shopping, Whole Foods, Publix, Mercato night life. Shopping and dining at Naples gourmet restaurants, Silverspot and Paragon Pavilion theaters just short walk or bike ride away. Best slice of Paradise is at this Villa! No damage from Hurricane Ian.

Listing Courtesy of MVP Realty Associates LLC







2 **Pending** • Pending With Contingencies as of 7/11/2023 *MLS ID: 223045903*

845 103rd Ave N Single Family 4/3 1,983 6,098 6/17/2023 \$1,599,000 7/11/2023 \$806









Amazing opportunity for a Never lived in NEW construction home in Naples Park! This spectacular four bedroom three full bathroom residence has high-end finishes and upgrades throughout with 12 and 14 foot ceilings, an open concept floor plan, 24" X 48" tile floors throughout. The light and bright kitchen is outfitted with beautiful quartz countertops, high end cabinetry and stainless appliances. A trendy outdoor living area with summer kitchen, Kitchen Aid gas grill, heated pool and beautiful palm trees. Two car garage and hurricane impact doors/windows. Florida lifestyle at its finest. The home is within walking distance to Mercato, Whole Foods, Vanderbilt Beach and a few minutes to Waterside Shops. Quick drive to downtown 5th Avenue South. INVESTORS Great for short or long term rentals also!!!

Listing Courtesy of William Raveis Real Estate

Pending: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>3 Pending *Pending With Contingencies as of 7/9/2023 <i>MLS ID: 223042702</i></p> <p>686 101st Ave N</p> <p>Single Family 2/2 1,125 6,534 5/24/2023 \$679,000 7/9/2023 \$604</p> <p>H10657 - Nestled in desirable Naples Park, this beach bungalow offers incredible rental potential. Close to beautiful beaches, shopping, dining, and entertainment, it attracts vacationers seeking a memorable beach getaway. Step inside and be captivated by the cozy atmosphere. The open floor plan seamlessly combines the living room, dining area, and kitchen, ideal for relaxation and entertaining. The functional and charming kitchen features modern appliances, ample storage, and a convenient breakfast bar. Stay connected while preparing delicious meals. The master bedroom is a tranquil retreat with a private en-suite bathroom for convenience and privacy. The spacious second bedroom accommodates guests or family members. Stylish bathrooms provide luxury and functionality. Outside, a lush private backyard awaits, perfect for gatherings or a peaceful escape. Enjoy the Florida sunshine and coastal breezes in your private oasis.</p> <p><i>Listing Courtesy of John R Wood Properties</i></p>								
 <p>4 Pending *Pending With Contingencies as of 7/6/2023 <i>MLS ID: 223000225</i></p> <p>689 105th Ave N</p> <p>Single Family 4/3 2,227 6,534 1/2/2023 \$1,640,000 7/6/2023 \$736</p> <p>Stunning, Contemporary New Construction Home in Naples Park. 100% Complete. Just minutes from the white-sandy beaches and turquoise water of the prestigious Naples. This luxury residence could be a highly profitable investment property, bringing up to \$20k/month during season, or the perfect full time/second home residence. This gorgeous 4 Bedroom plus Den, 3 Full Bathrooms, 2 Car Garage residence boasts with high end finishes, such as soaring high ceilings, a gourmet kitchen displaying cabinets to the ceiling, quartz countertops, full quartz backsplash, waterfall island and stainless steel appliances, and porcelain plank tile throughout the home. Owners suite showcases spacious built-in walking closets, a gorgeous master bathroom with freestanding tub, open shower and dual vanity sink. You will also enjoy the beautiful living room featuring a gorgeous focal wall with an electric fireplace. Right off the living room is the pool area which is accessed through a 12' impact resistant sliding glass door, opening up to a beautifully paved, and private area featuring a well equipped outdoor kitchen, an outdoor shower and modern pool.</p> <p><i>Listing Courtesy of MVP Realty Associates LLC</i></p>								
 <p>5 Pending *Pending With Contingencies as of 5/18/2023 <i>MLS ID: 223037087</i></p> <p>695 104th Ave N</p> <p>Single Family 2/2 1,332 6,926 5/16/2023 \$769,900 5/18/2023 \$578</p> <p>MOVE IN READY Well-maintained 2 bedroom 2 bath home with enclosed lanai overlooking a large fenced rear yard. This home has been newly updated, Freshly painted and features a separate living room, family room, kitchen with new appliances, partial new cabinets and large breakfast counter. Home has 2 split bedrooms, 2 tiled bathrooms and new wood floors throughout. The lanai has been enclosed and overlooks the fenced yard offering plenty of privacy. You can also relax on the large front screened porch. This home is located a short distance to Vanderbilt Beach, minutes away from desirable upscale Mercato shopping and fine dining. Must see to appreciate Professional photos coming soon!!</p> <p><i>Listing Courtesy of Downing Frye Realty Inc.</i></p>								
 <p>6 Pending *Pending With Contingencies as of 7/4/2023 <i>MLS ID: 223007823</i></p> <p>707 104th Ave N</p> <p>Single Family 3/2 1,745 6,534 1/21/2023 \$1,375,000 7/4/2023 \$788</p> <p>H.8570 Naples Park is THE up-and-coming place to live and invest in! This beautiful home custom built in 2014 by Premier Finishes Inc, has everything you have dreamed of and sits 1.5 miles from the fabulous Delnor and Vanderbilt beaches as well as Mercato shops. It features 3BR, 2BA, open concept living area, expansive screen-covered lanai and pool/spa area for entertaining. Beautifully appointed kitchen with Premium appliances, includes induction cooktop, under-counter microwave, expansive refrigerator, and quiet dishwasher, all surrounded by loads of cabinets and drawers. Crown molding and 10' tall ceilings and 8' doors throughout give the home an open and inviting space. Newly painted interior Dec 2021, exterior Oct 2022. Brick pavers cover the drive, side, and pool deck, lush tropical foliage enhances the home's beauty on all sides. Privacy fencing is perfect for kids and pets alike, and impact doors and windows offer peace of mind. Built in the X-Zone with a 14' elevation. This meticulously maintained one-owner home is a smart choice for anyone looking for a slice of paradise. Don't wait to make it yours, whether for year-round living or short-term rentals!</p> <p><i>Listing Courtesy of John R Wood Properties</i></p>								

Pending: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>7  Pending *Pending With Contingencies as of 6/17/2023 <i>MLS ID: 223022353</i></p> <p>864 110th Ave N</p> <p>Single Family 3/3 1,342 6,534 3/21/2023 \$950,000 6/17/2023 \$708</p> <p>Gorgeous Naples Park turnkey furnished, pool home with 3 bedrooms and 2.5 bathrooms. The pool is NEW! The home features an open floor plan with plenty of natural light, a modern kitchen with quartz countertops and stainless steel appliances, and a master bedroom suite. Step outside to the screened lanai, perfect for relaxing and entertaining guests. There is a pool bath, newer roof (2019 - see attachment), newer AC, dry bar with wine fridge, advanced tankless water heater, and more. No restrictions or HOA and easy access to the beach. Located near Vanderbilt Beach, Whole Foods, Mercato with many restaurants and much shopping around. Perfect for your home or investment as daily rentals are allowed.</p> <p><i>Listing Courtesy of MVP Realty Associates LLC</i></p>								
 <p>8  Pending *Pending With Contingencies as of 7/2/2023 <i>MLS ID: 223011937</i></p> <p>685 107th Ave N</p> <p>Single Family 4/3 2,245 6,534 2/17/2023 \$2,150,000 7/2/2023 \$958</p> <p>TURNKEY FURNISHED! NEW CONSTRUCTION, WALK TO THE BEACH! Excellent Location & in the new Aubrey Rogers HS DISTRICT! Naples Park is west of 41, in walking distance to the white sandy beaches of the Gulf & Mercato filled w/ restaurants & shops! This spectacular single level residence w/ approx 2400sf flows beautifully. An exceptional open floor plan concept w/ 4 BR, 3 BA, 10 ft ceilings, a beautiful pool, outdoor kitchen & 2-car epoxy floor garage. Boasting a fabulous coastal inspired kitchen, light and bright, w/ windows everywhere, aqua wave tile backsplash, waterfall Venatino quartz island, an extended quartz peninsula perfect for entertaining along w/ a spacious dining area & beautiful leisure room. Master suite w/ sliding door access to the pool, beautifully designed BA, double sink, soaking tub, frameless shower, blue-gray tile & walk-in closet. Two spacious guest BR's with a Jack n Jill bathroom, glass shower w/ oh so beautiful turquoise tile. An additional sun filled guest bedroom w/ a gorgeous ensuite bathroom. Fully equipped outdoor kitchen overlooks the stunning pool with blue tiles, outdoor shower, all fenced in for your furry friend. NO HOA, NO Fees! EXCELLENT INVESTMENT!</p> <p><i>Listing Courtesy of BHHS Florida Realty</i></p>								
 <p>9  Pending *Pending as of 5/2/2023 <i>MLS ID: 223002206</i></p> <p>779 100th Ave N</p> <p>Single Family 3/2 1,737 6,534 1/11/2023 \$1,090,000 5/2/2023 \$628</p> <p>Naples Paradise at its best! The most sought-after location in town, Naples Park is the fastest growing area - walk or bike to the beach and to Mercato for dining, shopping and entertaining. This home was completely renovated in 2021 and 2022 - new roof, resurfaced pool with a remotely operated heating system and salt water system, brand new chef's kitchen with high-end appliances, quartz countertops, wet bar and a wine cooler. The open floor plan makes the space flow beautifully with a lot of natural light and enough space for entertaining and big gatherings. New bathrooms. New windows and doors. New washer and dryer and all new furniture. New paint on the interior and the exterior. New luxury vinyl flooring throughout. New landscaping. You don't need anything except to bring your suitcases. The backyard is completely fenced in. No HOA fees and restrictions. No damage from hurricane Ian!</p> <p><i>Listing Courtesy of Premiere Plus Realty Company</i></p>								
 <p>10  Pending *Pending With Contingencies as of 5/8/2023 <i>MLS ID: 223019146</i></p> <p>680 102nd Ave N</p> <p>Single Family 3/2 1,026 6,534 3/16/2023 \$929,990 5/8/2023 \$906</p> <p>This home perfectly captures the very best that Naples has to offer. As you step inside the front door, you'll be greeted by a beautiful entrance that sets the tone for the rest of the home. The open-concept living room and kitchen are flooded with natural light, thanks to three large windows that beautifully illuminate the space. This home is truly the ultimate in style, comfort, and functionality. Bring your culinary ideas to life in your new chef's kitchen. This stunning space features white shaker cabinets and all stainless steel appliances, creating a modern and sleek feel. The kitchen seamlessly expands into the living room to create a welcoming and inclusive space. The split floor plan provides you with your own private space in your master bedroom. It's the ideal retreat after a long day. The backyard is perfectly positioned with southern exposure, meaning the pool will be sunny all day, and in the evening, you can enjoy a beautiful sunset from your backyard. Other upgrades include new plumbing and irrigation systems, updated electrical, full house surge protection, and AC UV filtration. CASH COW: this home generated nearly \$100,000 in NET rental income last year.</p> <p><i>Listing Courtesy of Amerivest Realty</i></p>								