

# Residential Customer Financial Report w/Photos



### General Information

**List Price:** \$2,855,000  
**MLS#:** 222055931  
**Address:** 4299 7TH AVE NW  
 NAPLES, FL 34119  
**GEO Area:** NA22 - S/O Immokalee Rd W/O 951  
**County:** Collier  
**Status Type:** Under Construction  
**List Price/Sqft:** \$718.42  
**Property ID:** 36664480001  
**Approx. Living Area:** 3,974  
**Approx.Total Area:** 6,319  
**Building Design:** Single Family  
**Potential Short Sale:** No  
**Virtual Tour URL:**

ML# 222055931

**Status:** Active (07/23/22)

**Property Class:** Residential  
**Subdivision:** GOLDEN GATE ESTATES  
**Development:** GOLDEN GATE ESTATES  
**Furnished:** Unfurnished  
**Bedrooms:** 4 Bed  
**Baths:** 4 (4 0)  
**Year Built:** 2022  
**Foreclosed REO:** No

### Detailed Property Information

#### Property Information:

Located in prestigious Collier Woods on 7th Ave NW, this 4 Bedroom, 4.5 Bath with Exercise Room and Study Custom Designed Estate Pool Home will meet all of your needs for exceptional living in the Urban Estates in Naples. This 4,000 sq ft 4-car garage home is currently under construction and will include all of the options and upgrades expected in a quality Gulfstream home. Situated on 2.5 acres of pristine uplands just south of Vanderbilt Beach Road, this new construction property will exceed all of your expectations for an exquisite country lifestyle just minutes from all that Naples has to offer. As all of our other properties for offer, this site presents the opportunity for accessory structures or other improvements that may meet your lifestyle. Call today for more information.

ML# 222055931

**Ownership:** Single Family  
**Lot Size:** 2.84 (acres) / 123,710 (sqft)  
**Cable:** Yes  
**Guest House L.A.:**  
**Guest House Desc:**  
**Elementary School:** VINEYARDS ELEMENTARY SCHOOL  
**Middle School:** OAKRIDGE MIDDLE SCHOOL  
**High School:** GULF COAST HIGH SCHOOL  
**Flooring:** See Remarks  
**Cooling:** Central Electric, Zoned  
**Kitchen:** Pantry  
**View:** Wooded Area  
**Private Pool:** Yes/Below Ground, Heated Electric, Screened  
**Private Spa:** Yes/Below Ground, Heated Electric  
**Amenities:** None  
**Bedroom:** First Floor Bedroom  
**Dining:** Dining - Living, Eat-in Kitchen  
**Equipment:** Auto Garage Door, Dishwasher, Disposal, Dryer, Ice Maker - Stand Alone, Microwave, Range, Refrigerator, Smoke Detector, Washer  
**Exterior Features:** None  
**Interior Features:** Closet Cabinets, Tray Ceiling, Walk-In Closet  
**Master Bath:** None  
**Additional Rooms:** Family Room, Great Room, Laundry in Residence, Media Room, Den - Study  
**Parking:** Driveway Paved, Guest  
**Road:** Paved Road  
**Restrictions:** None  
**Security:** See Remarks  
**Storm Protection:** None

**Pets:** Not Allowed  
**Pets - Max. Weight:**  
**Pets - Max. Number:**  
**Pets - Breed Limits:**  
**Pets - Other Limits:**  
**Approx. Lot Size:** 165x753x165x751  
**Gulf Access Type:**  
**Windows:** Other  
**Exterior Finish:** Stucco  
**Community Type:** Non-Gated  
**Golf Type:**  
**Floor Plan Type:** Other  
**Heating:** Central Electric  
**Gas YN:** No  
**Gas Description:**

### Unit/Bldg Information

**Building #:**  
**Total Floors in Property:** 1  
**Total Building Floors:**  
**Unit Floor:**  
**Units in Building:** 2  
**Garage:** Attached  
**# Garage Spaces:** 4  
**Units in Complex:** 4  
**Building Style:** Traditional  
**Construction:** See Remarks  
**Roof:** Tile  
**Elevator:** None  
**Carport:**  
**# Carport Spaces:** 0

**Builder Product:** Yes

ML# 222055931

### Lot Information

**Waterfront:** No  
**Gulf Access:** No  
**Canal Width:** None  
**Rear Exposure:** N  
**Sec/Town/Rng:** 3/49/26  
**Legal Unit:** 2  
**Subdivision #:** 325900  
**Zoning:**  
**Listing Broker:** Flat Fee MLS Realty  
**Legal Desc:** GOLDEN GATE EST UNIT 2 TR 72 LESS THAT PORTION AS DESC IN OR 3481 PG 989 FOR VBR R/W, LESS W 165FT OF TR 72  
**Waterfront Descrip.:** None  
**Boat/Dock Info:** None  
**Water:** Well  
**Sewer:** Septic  
**Irrigation:** See Remarks  
**Lot Description:** Dead End, Oversize  
**Lot:**  
**Block/Bldg:** 72

ML# 222055931

### Room Information

Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions
Living Room	25 x 22	Kitchen	20 x 20	Master Bedroom	15 x 18		

ML# 222055931

### Financial/Transaction Information

**Total Tax Bill:** \$1,712  
**Tax Year:** 2021  
**Tax Desc:** Homestead  
**Tax District Type:** Municipal Service Tax Unit  
**Terms:** Buyer Finance/Cash, FHA, VA  
**Approval:** None  
**Management:** None  
**Maintenance:** None  
**Special Info:**  
**Num of Leases/Yr:**  
**Min. Days Of Lease:**

**HOA Description:**

**Recurring Fees:**  
**HOA Fee:** \$0  
**Master HOA Fee:** \$0  
**Condo Fee:** \$0  
**Spec Assessment:** \$0  
**Other Fee:** \$0  
**Land Lease:** \$0  
**Annual Food & Beverage Minimum:** \$0  
**Mandatory Club Fee:** \$0  
**Rec. Lease Fee:** \$0  
**Total Annual Recurring Fees:** \$0

ML# 222055931

**One Time Fees**

<b>Mandatory Club Fee:</b>	\$0
<b>Land Lease:</b>	\$0
<b>Rec. Lease Fee:</b>	\$0
<b>Other Fee:</b>	\$0
<b>Spec Assessment:</b>	\$0
<b>Transfer Fee:</b>	\$0
<b>Application Fee:</b>	\$0
<b><u>Total One Time Fees:</u></b>	\$0



**Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.**

The source of the foregoing property information is a database compilation of an organization that is a member of the Southwest Florida Multiple Listing Service. Each Southwest Florida Multiple Listing Service member organization owns the copyright rights in its respective proprietary database compilation, and reserves all such rights. Copyright © 2022. The foregoing information including, but not limited to, any information about the size or area of lots, structures, or living space, such as room dimensions, square footage calculations, or acreage is believed to be accurate, but is not warranted or guaranteed. This information should be independently verified before any person enters into a transaction based upon it.