

Cross Property 360 Property View

5701 Cypress Woods Resort DR, Fort Myers, FL 33905

Listing



Lot & Land REALTOR Report

General Information

List Price: \$214,900
MLS#: 225022346
Address: 5701 CYPRESS WOODS RESORT DR FORT MYERS, FL 33905
GEO Area: FE05 - East Fort Myers Area
County: Lee
Property ID: [11-44-25-06-0000D.0410](#)
Lot: D41
Lot Type: Residential Lot
Block/Bldg: D
Parcels:
Zoning:
Legal Unit: 0
Virtual Tour URL:
Land Use Code: 00-Vacant Residential
Other PIDs:
Legal Desc: CYPRESS WOODS RV RESORT UNIT 4 PB 79 PGS 68-71 BLK D LOT 41
Listing Broker: [Oasis Bay Realty](#)

ML# 225022346

Status: Active (03/01/25)

Trans Type: Sale

Property Class: Lot and Land
Subdivision: CYPRESS WOODS RV RESORT
Development: CYPRESS WOODS RV RESORT

DOM: 0
CDOM: 122
Sec/Town/Rng: 11/44/25E

Recent: **03/01/2025 : New Listing**

Detailed Property Information

ML# 225022346

Property Information: OWNER FINANCING AVAILABLE! This lakefront lot is a tropical paradise you will never want to leave. Enjoy the gorgeous sunrises while you have your morning coffee on the roof extension of the accessory building, with power shades by Storm Smart. The finished accessory building has a tile floor, toilet, shower, washer, dryer, double door refrigerator and on demand water heater. This lot was designed for entertaining and is just waiting for your finishing touches. Cypress Woods RV Resort is an ownership Luxury Resort. Amenities include two pools and hot tubs, shuffleboard, tennis and pickleball courts. The Town Center has a community room, card room and Great Room with a stage. There is also a large catering kitchen for the numerous events held throughout the year. The welcome center has an additional card/community room and library. Even a day spa and 24 hour gym. The resort is a friendly gated community providing plenty of additional activities, such as line dancing, water aerobics, and much more. Conveniently located to everything South West Florida has to offer!!

Approx. Lot Size: 46x90x46x90 - Property Appraiser Office
Lot Size: .10 (acres) / 4,356 (sqft) - Property Appraiser Office
Approx Sqft.Land:
Rear Exposure: E
Elevation:
Lot Desc.: Regular
Restrictions: Architectural, Deeded, Limited Number Vehicles, No Commercial

Gas YN: No
Gas Description:
Trees:
Ground Cover:
Land:
Avail. Documents: Disclosures
View: Lake, Landscaped Area, Water

Utilities: Cable, Irrigation Water, Sewer, Trash Removal, Water
Usage: RV Lot
Planned Use:
Road: Paved Road, Private Road
Sewer: Central
Water: Central
Subdivision Info: Mandatory HOA

Dock: None
Boat/Dock Info: None
Waterfront: No
Waterfront Desc.: None
Gulf Access: No
Canal Width: None

Financial/Transaction Information

ML# 225022346

Total Tax Bill: \$1,946
Tax Year: 2024
Tax Desc: County Only
HOA Fee: \$1,064 Quarterly
HOA Description: Mandatory
Master HOA Fee: \$0
Condo Fee: \$0
Transfer Fee: \$1,000

Spec Assessment:
Land Lease:
Mandatory Club Fee: \$0
Rec. Lease Fee: \$0

One Time Fees
Spec Assessment:
Land Lease:
Mandatory Club Fee: \$0
Rec. Lease Fee: \$0
Other Fee: \$0

Approval: Buyer
Terms: Buyer Finance/Cash, Seller Financing
Maintenance: Cable, Insurance, Irrigation Water, Laundry Facilities, Lawn/Land Maintenance, Legal/Accounting, Manager, Reserve, Sewer, Street Lights, Street Maintenance, Trash Removal, Water
Possession: Negotiable
Special Info: Seller Disclosure Available
Tax District Type: Not Applicable
Subject to FIRPTA: No
HousingForOlderPersons: No
Ownership Interest: Listing Agent has No Interest

Office Information

ML# 225022346

Office Code: NOASIS
Office Name: [Oasis Bay Realty](#)
Office Address: 3001 Tamiami Trl N Ste 206 Naples FL, 34103
Office Ph: 239-408-8308
Office Fax:

Agent ID: N640814
Agent Name: [Janet Kerman](#)
Agent Phone: 440-413-9619
Agent Fax:
Agent Email: janetzkerman@gmail.com
Attribution Contact:

Settlement Agent Information

Name: Corrine Collins
Address: 1601 Jackson St. Suite 101 Fort Myers FL 33901

Phone: 239-334-4574
Email: corrine@duncanassociatesfl.com

Listing Information

ML# 225022346

Owner Name: Charles and Patricia Perry
Auction: No
Foreclosed (REO): No
Potential Short Sale: No
Joint Agency: No

Appointment Req.: Yes
Appointment Phone:
Target Marketing: No
Listing on Internet: Yes
Address on Internet: Yes
Blogging: No
AVM: No
Contract Closing Date:

Listing Date: 03/01/25
Date Expiration: 05/01/25
Source Of Measurements: Property Appraiser Office
Internet Sites: Broker Reciprocity, Homes.com, ListHub, NaplesArea.com, Realtor.com
Showing Inst.: Call Listing Agent, Click Showing Icon
Listing Type: Exclusive Right to Sell

Is there a sign on the property with Seller contact information: Yes
Contact Seller for showing: No
Listing Broker available on contract presentation and negotiations: Yes
Listing Broker will perform post contract services: Yes
Limited Service Listing: No

Confidential Information

ML# 225022346

The above information can be considered reliable, but because third parties have supplied it, we cannot represent that it is accurate or complete, and it should not be relied upon as such. All information should be verified independently or by the buyers agent before any person enters into a transaction based upon it. It is customary in Cypress Woods for the buyer to pay the closing costs and seller to pay Doc Stamp tax and Estoppel but this is negotiable.

Driving Directions

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Route 75 to Lockett Rd. East on Lockett Rd to the end, left into Cypress Woods.

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

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