

# BRAND NEW 3 Bedroom 2.5 Bath Townhome in Cape Coral

**12393091296**

1519 Lake Jessup Circle  
Cape Coral, Florida 33909

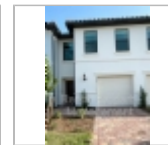
**Rent: \$1,950.00 Size:** 1816 SqFt

**3 Beds 2.5 Baths Townhouse**

**Deposit:** \$2,250.00 USD

For more information:

<http://www.rentifipm.com>



## Property Description

Beautiful brand new 3 bed, 2.5 bath, 1 car garage now available! This home boast Quartz countertops and white cabinetry throughout the home. 18x18 ceramic tile downstairs and in the wet areas upstairs. This split bedroom floor plan offers spacious bedrooms with walk-in closets, tiled showers and a dual sink vanity in the owner's suite and Hurricane zone rated windows. Stainless Steel kitchen appliances plus washer & dryer. This home comes equipped with a covered Lanai perfect for those beautiful Florida skies! Steps away from pool #1 makes it convenient for some R&R. There is an additional pool, volleyball, fitness center, playground, tennis and more! Hurry up, you don't want to miss this opportunity!

UTILITIES INCLUDED: Trash Service, Lawn Care, Exterior Pest Control

PARKING SITUATION: single car garage, single car driveway (no commercial vehicles)

PET RESTRICTIONS: restrictions apply

TENANT RESPONSIBILITY: Electric, Cable/Internet, Water

**\*\*Additional HOA Application and Fees Required\*\***

HOA APPLICATION FEE: \$150.00/Individual

Other additional requirements may need met

SHOWING INSTRUCTIONS: Call/Text 239-309-1296 to schedule a showing.

### QUALIFICATIONS & REQUIREMENTS:

- \* Application Fee \$75 per adult.
- \* Proof of income for 4 weeks.
- \* Monthly income has to be more than 3 times the monthly rent (combined).
- \* If your credit, residence history or income does not meet our criteria, you may still be approved but at a higher security deposit amount.
- \* Copies of ID's.
- \* Subject to Credit, Criminal and Eviction searches.
- \* Security Deposit is one month's rent (pending owner's approval).
- \* Our pet fees are Non-refundable pet fee of \$300.00 for the first pet and \$150 for each additional pet including a \$20 per month per pet, pet rent. Some properties may require higher fees or higher rent amounts. If a higher fee or rent amount is required, you will be notified once the pet application has been processed.
- \* Pet Screening Required: <https://rentifipm.petscreening.com/>
- \* Properties under an association will require an additional association applications and fees may apply.
- \* In addition to the rent, a resident benefits fee of \$40.00 will be applied. Read more about what that includes here: <https://www.capecoral-propertymanagement.com/resident-benefits-package>

\*All information is Deemed Reliable But Not Guaranteed and is Subject To Change.



**Rentifi Property Management**

Office Location

**12393091296**



**\*\*Avoid Rental Scams:** Rentifi Property Management will never ask you to wire money or request funds through a payment app on your mobile device.

The full Application Criteria can be found here:  
<https://www.capecoral-propertymanagement.com/rental-criteria>

Are you an Owner looking for a property management company? Find out if Rentifi is a good fit for you: <https://www.capecoral-propertymanagement.com/>.

Rentifi Property Management LLC  
2830 Winkler Ave #103-A  
Fort Myers, FL 33916  
Phone: (239) 549-6611

Amenities: Community Pool, Gated Community

## **Restrictions**

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**Date Available:** Immediately

**Dogs:** No Dogs

**Cats:** No Cats