

# FOR RENT HEATHERMOOR

9200 Highland Woods Blvd. #1103

TYPE CONDOMINIUMS

2  
Bedrooms

2  
Bathrooms

1  
Car Port

7  
Swimming Pool

## UNIT OVERVIEW

This is a 1st floor, corner condo unit located within Heathermoor building 1. This unit comes with beautiful views of hole 1 of the golf course and exposure to sunlight surrounding the entire unit for natural lighting. Heathermoor I Building is a very desirable location. It is located the closest of any other location within Highland Woods to the golf clubhouse, workout gym, tennis courts, pickleball courts, restaurant, resort style pool and cafe. If the resort style pool and cafe are not quite your thing, you will be happy to hear that there is a more "private" pool located just north of the unit that can be seen from the lanai and just steps from your front door or lanai. It should be noted that there are other similar localized pools located around Highland Woods for a total of 7 pools within the facility.

It is a two bed, two bath condo. Within the master bedroom is a King bed, large flatscreen TV, full bathroom, walk in closet and lots of storage to hold your things. The spare room contains a Queen bed with a TV and large closet. There is a full bathroom in the hallway between the bedrooms which also contains the washer and dryer facilities. The condo also contains a living room w/tv, dining room w/ table and kitchen w/table and is fully equipped with utensils, coffee maker, etc. Lastly, my favorite part of the condo is the screened-in lanai. It has beautiful views of hole 1 of our challenging, yet rewarding 18-hole par 72 championship golf course.

A secure, gated community, Highland Woods is located within 3 miles of Barefoot Beach and Bonita Beach. There are also countless delicious restaurants, shopping malls, flea markets, tourist attractions, etc. within minutes of Highland Woods. You will love being able to walk across the street to the amazing Farmer's Market too.

NO SMOKING NO PETS

\*\*\*all utilities included in the rent price (water/electricity/wifi/cable,etc)

### 2026

May—October: \$4,000

November—December: \$5,500

### 2027

Jan—March: Rented

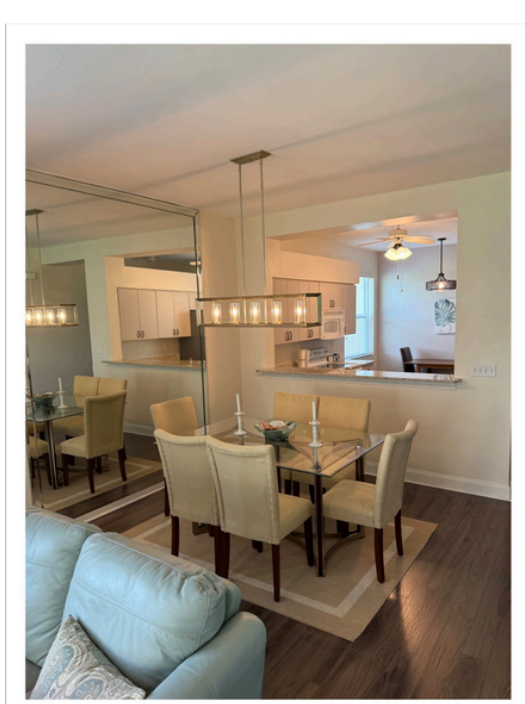
April: \$6,500

### Additional Fees and Taxes:

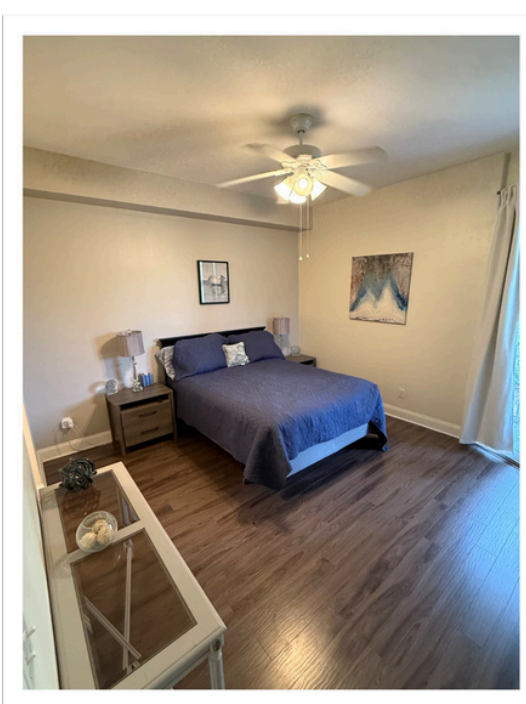
- \$150 HOA application fee
- \$1,000 reservation deposit upon signing
- \$1,000 security deposit (refundable)
- 11.5% State & County taxes (for rentals less than six months)
- \$200 exit cleaning fee
- \$650 + tax Golf Club membership transfer fee (Optional)



KITCHEN



DINING ROOM



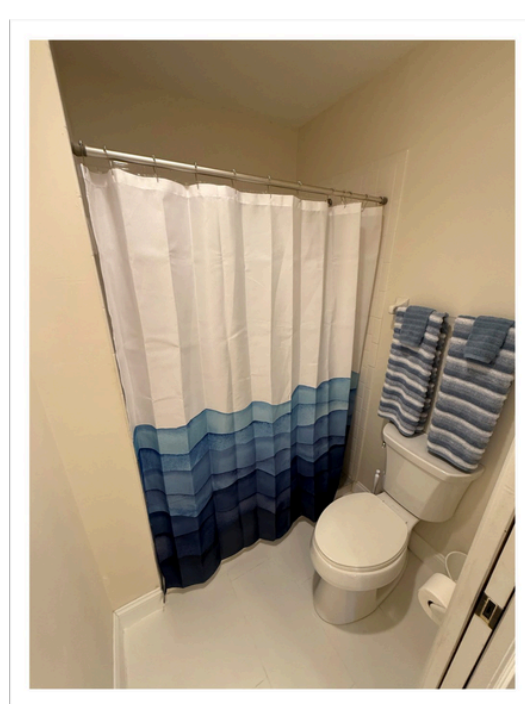
BEDROOM



LANAI



BEDROOM



BATHROOM



LIVING ROOM



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