

Boat Dock REALTOR Report



Recent: 10/03/2025 : New Listing

General Information

List Price: \$500,000
MLS#: 225073023
Address: 13115 VANDERBILT DR
 NAPLES, FL 34110
GEO Area: NA01 - N/O 111th Ave Bonita Beach
County: Collier
Property ID: 26
Legal Unit:
Lot:
Legal Desc:
Listing Broker: [Royal Shell Real Estate, Inc.](#)

ML# 225073023

Status: Active (10/03/25)
Property Class: Boat Dock
Trans Type: Sale
DOM: 12
CDOM: 12
Sec/Town/Rng: //
Block/Bldg:

Detailed Property Information

Property Information: NEW DOCK IN NORTH NAPLES - Island Marina celebrates a brand new FLOATING CONCRETE DOCK nearing completion, expected early December 2025. Less than a mile to the Gulf of America via Wiggins Pass with no bridges along the Cocohatchee River. Pie shaped Boat Slip #26* for Sale 54' x 16' at dock. Can accommodate max 52' x 15' vessel. Sailboats welcomed as lift can be removed. A boat lift is currently in place 14' width with 27,000lb capacity - all electrical components replaced a couple of weeks after Hurricane Ian surge in Sept 2022 and owner has a spare control box. Also stainless steel grease wheels were installed to the lift as well as a walk board. NEW DOCK - new pilings 16' 6" above median water mark, new dock boxes, new water lines and new electric cables! Security Cameras are being installed and WiFi throughout the secured marina as well. Short stay live aboard permitted - refer (9) Rules & Regulations. Island Marina is located in the gated community of the Marina Bay Club on Vanderbilt Dr in North Naples. Pet friendly Marina. There is a clubhouse with restrooms and kayak storage. Parking runs adjacent to the dock. Fuel delivery is available by truck. Close to the Cocohatchee River Public Marina for bait, ice and fuel also. Optional membership at the Pelican Isle Yacht Club or the Tarpon Cove Yacht Club. A few minutes drive to Mercato shops and restaurants, Baleen at La Playa and the Turtle Club on Gulf Shore Dr or head north to the Promenade in Bonita Springs and Coconut Pointe. 30 minutes to Ft Myers International Airport (RSW). Don't miss out on one of the best dock locations in Naples.

Ownership: Equity Marina with Right to Use Slip	Marina Name: Island Marina	Dry Slip Height:
Year Built: 2025	Slips in Marina: 80	Dry Slip Length:
Slip Number: #26	Assigned Parking Spaces:	Dry Slip Width:
Slip Type: Wet	Live Aboard YN: Yes	Max Draft: 0
Construction: Floating Concrete	Boat Dock Use: Non-Commercial	Maximum Beam: 16
Slip Covered: No	Commercial Charter: No	Max Depth MLT: 0
Lift Type: Allowed, Electric	Lift Capacity: 27,000	Max Length Overall: 54
Waterfront YN: Yes	Waterfront Desc: Mangrove, Navigable, River Frontage, Salt Water	
Gulf Access YN: Yes	Gulf Access Type: No Bridge(s)/Water Direct	
Mean Low Tide: 4.00	Approx. Miles to Gulf: 0.50	Approx. Min to Gulf: 10
Amenities: Electric Available, Live Aboard, Parking, Pumpout Available, Restrooms, Water Available		

Financial/Transaction Information

Total Tax Bill:		Possession: At Closing, See Remarks
Tax Year:		Approval: Application Fee
Tax Desc: None/Other		Special Info: Prior Title Insurance
Tax District Type: Not Applicable		Terms: Buyer Finance/Cash
Subject to FIRPTA: No		Land Lease: Yes
Subject to Lease: No		Years Remaining on Lease: 1
Lease Description:		FL Land Lease Transfer Tax: 7%
Lease Expiration Date:		
Ownership Interest: Listing Agent has No Interest		Community Fee: \$1,800 Quarterly
		Special Assessment Fee (\$): \$0
		Other Fee: \$0

Office Information

Office Code: NRSRE4	Agent ID: N507854
Office Name: Royal Shell Real Estate, Inc.	Agent Name: Liz Appling
Office Address: 3000 9th Street North Naples FL, 34103	Agent Phone: 239-272-7201
Office Ph: 239-261-9101	Agent Fax: 239-333-1111
Office Fax: 239-261-9102	Agent Email: liz@naplestopagent.com
Board: Naples	Attribution Contact:

Settlement Agent Information

Name:
Address:

Phone:
Email:

Listing Information

Owner Name: Richard Naples Revocable Trust DD 08/02/2018	Appointment Req.: Yes
Auction: No	Appointment Phone: 239-272-7201
Foreclosed (REO): No	Target Marketing: Yes
Potential Short Sale: No	Listing on Internet: Yes
Joint Agency: No	Address on Internet: Yes
	Blogging: No
	AVM: No
	Contract Closing Date:
Listing Date: 10/03/25	
Date Expiration:	
Source Of Measurements:	
Internet Sites: Broker Reciprocity, Homes.com, ListHub, NaplesArea.com, Realtor.com	
Showing Inst.: Call Listing Agent, No Sign On Property	
Listing Type: Exclusive Right to Sell	
Is there a sign on the property with Seller contact information: No	
Contact Seller for showing: No	
Listing Broker available on contract presentation and negotiations: Yes	