

12068 KARNEY AVENUE PORT CHARLOTTE FL 33981

https://candiscarmichael.com



Virtually Staged. Pre-Construction. To be built. WELCOME TO THE COASTAL LIVING SERIES IN GULF COVE! Experience the ultimate Florida lifestyle in this stunning 1-story Coastal Contemporary new construction home. Perfectly designed as an upscale starter home or a serene retreat, this 3-bedroom, 2-bathroom, 2-car garage beauty comes fully loaded with premium features—including your very own [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1549 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRTB8524816



Call us now

Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8524816>

Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 9999 sq ft

View: Trees/Woods

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Date added: Added 1 hour ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1549 sq ft

Year built: 2027

SubdivisionName: PORT CHARLOTTE SEC 056

GarageSpaces: 2

Location Details

Township: 40S

Road Surface Type: Asphalt

Road Responsibility: Public Maintained Road

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Tile

Pool Private YN: Yes

Fireplace YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Outdoor Shower, Private Yard, Sliding Doors

Window Features: Storm Window(s)

View: Trees/Woods

Sewer: Septic Tank

Heating: Zoned

Lot Features: Level, Near Golf Course, Paved

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Range, Refrigerator, Washer, Water Softener

Laundry Features: Laundry Room

Pool Features: Auto Cleaner, Child Safety Fence, Gunite, In Ground, Lighting, Outside Bath Access

Fireplace Features: Electric

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Utilities: Electricity Available

Water Source: Well

Cooling: Zoned

Furnished: Unfurnished

Property Details

Subdivision Name: PORT CHARLOTTE SEC 056

Levels: One

New Construction YN: Yes

Foundation Details: Slab, Stem Wall

Listing Terms: Cash, Conventional, FHA, USDA Loan, VA Loan

Parcel Number: 402130103014

Direction Faces: Southwest

Builder Name: Glades & Bay Construction

Construction Materials: Block

Property Condition: Pre-Construction

Association Information

Association YN: Yes

Association Fee Includes: Recreational Facilities

Association Amenities: Park, Playground **Community Features:** Dog Park, Park, Playground



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Fees&Taxes

Tax Year: 2025

**Tax Annual
Amount:** \$437

Tax Legal Description: PCH 056 1935 0004 PORT CHARLOTTE SEC56
BLK1935 LT 4 569/361 3282/632 3381/1620 3857/1200 3866/230
3899/1595 TXD4972/1010 3293906

Tax Lot: 4

Green Building Info

Green Sustainability: Regionally-Sourced
Materials, Renewable Materials

Green Indoor Air Quality: Moisture
Control, No/Low VOC Cabinets/Counters,
No/Low VOC Flooring, No/Low VOC
Paint/Finish

Green Energy Efficient: Appliances, Construction,
HVAC, Insulation, Lighting, Thermostat, Water Heater

Rooms



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Living Room	15x18	First	18	15
Dining Room	10x9	First	9	10
Kitchen	11x13	First	13	11
Primary Bedroom	12x15	First	15	12
Bedroom 2	10x11	First	11	10
Bedroom 3	11x11	First	11	11

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

CommunityFeatures: Dog Park, Park, Playground

ExteriorFeatures: Lighting, Outdoor Shower, Private Yard, Sliding Doors

Utilities: Electricity Available

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Range, Refrigerator, Washer, Water Softener

GarageYN: Yes

FireplaceYN: Yes

Cooling: Zoned

WindowFeatures: Storm Window(s)

PoolFeatures: Auto Cleaner, Child Safety Fence, Gunite, In Ground, Lighting, Outside Bath Access

Features: Ceiling Fans(s), Eat-in Kitchen, Electric, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Building Details

NewConstructionYN: Yes

Exterior material: Block

Heating: Zoned

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Private Yard

Occupant Type: Vacant

Showing Requirements: Go Direct



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE