

# 12240 WELLEN GOLF STREET VENICE FL 34293

<https://candiscarmichael.com>



\$279,900



Price Improvement - GOLF DEEDED - Ideally located just moments from the Gulf beaches and surrounded by scenic views, this exceptional residence offers access to an impressive array of amenities within the thoughtfully master-planned community of Wellen Park. At 12240 Wellen Golf Street, Unit 104, refined design meets effortless, low-maintenance living in one of Venice's [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1124 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRA4678578



## Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/A4678578>

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## Basics

**Unit Number:** 104

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 0 sq ft

**UnitNumber:** 104

**SubdivisionName:** WELLEN PARK GOLF AND COUNTRY CLUB

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1124 sq ft

**Year built:** 2024

**View:** Golf Course

**ListOfficeName:** LPT REALTY, LLC

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## Location Details

**Township:** 40S

**Road Surface Type:** Asphalt, Paved

**Elementary School:** Taylor Ranch Elementary **Middle Or Junior School:** Venice Area Middle

**High School:** Venice Senior High

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Ceramic Tile

**Parking Features:** Covered

**Carport Spaces:** 1

**Exterior Features:** Balcony, Rain Gutters, Sidewalk, Sliding Doors

**Architectural Style:** Florida

**View:** Golf Course

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** City Limits, Sidewalk, Paved

**Appliances:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Laundry Room

**Carport YN:** Yes

**Pets Allowed:** Breed Restrictions, Number Limit, Yes

**Roof:** Tile

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** WELLEN PARK GOLF AND COUNTRY CLUB

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 0808092004

**Direction Faces:** Southeast

**Construction Materials:** Stucco

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Clubhouse, Fitness Center, Golf Course, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Spa/Hot Tub, Tennis Court(s)

**Association Fee:** 1289

**Association Fee Includes:** Pool, Maintenance Grounds, Management, Pest Control

**Community Features:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Special Community Restrictions, Tennis Court(s)

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## Fees&Taxes

**Tax Year:** 2025

**Tax Other Annual Assessment Amount:** 1912

**Tax Lot:** 9714

**Tax Annual Amount:** \$5,963

**Tax Legal Description:** UNIT 9714, TERRACE II AT WELLEN PARK PHASE 1

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## Rooms

Room type	Level
Balcony/Porch/Lanai	First
Kitchen	First
Primary Bedroom	First
Bedroom 2	First
Living Room	First

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf, Park, Playground, Pool, Restaurant, Sidewalks, Special Community Restrictions, Tennis Court(s)

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Public, Sewer Connected, Underground Utilities, Water Connected

**Amenities:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Balcony, Rain Gutters, Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s)

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## Building Details

**ArchitecturalStyle:** Florida

**Heating:** Central, Electric

**Roof:** Tile

**NewConstructionYN:** No

**Exterior material:** Stucco

**Parking:** Covered

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## Miscellaneous

**Ownership:** Condominium

**Occupant Type:**  
Owner

**Showing Requirements:** Appointment Only, Listing Agent Must Accompany, ShowingTime



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