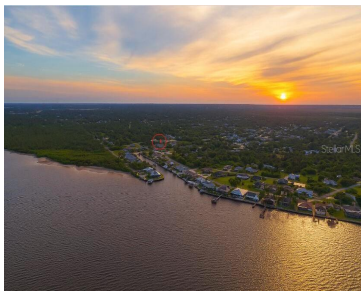


12482 KNEELAND TERRACE PORT CHARLOTTE FL 33981
https://candiscarmichael.com



One or more photo(s) has been virtually staged. Open water in minutes, straight from your backyard. This canal-front home provides quick, direct access to the Myakka River and Charlotte Harbor, without the long ride through neighborhood canals that many waterfront properties require. You can be out on the harbor while others are still idling through [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2265 sq ft



Courtesy of

Listing Office: BEYCOME OF FLORIDA LLC

Status: Active

Office ID: MFR279508652

MLS ID: MFRO6368082



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Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 9999 sq ft

SubdivisionName: PORT CHARLOTTE SEC 060

GarageSpaces: 2

Date added: Added 1 day ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2265 sq ft

Year built: 2025

ListOfficeName: BEYCOME OF FLORIDA LLC

ListAOR: mfrmls

Location Details

Township: 40

Road Surface Type: Asphalt, Concrete

Property Features

Interior Features: In Wall Pest System, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s)

Flooring: Carpet, Tile

Waterfront YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Rain Gutters

Utilities: Cable Available, Electricity Available

Sewer: Septic Tank

Heating: Central

Appliances: Dishwasher, Disposal, Microwave, Range

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Waterfront Features: Canal - Saltwater

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished



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Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: PORT CHARLOTTE SEC 060

Levels: One

New Construction YN: Yes

Construction Materials: Stucco

Property Condition: Completed

Parcel Number: 402130281016

Direction Faces: South

Foundation Details: Slab, Stem Wall

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

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$2,214

Tax Legal Description: PCH 060 1908 0026 PORT CHARLOTTE SEC60 BLK1908 LT 26 606/1379 AFF2083/353-RD 2083/355 2301/664 3454496

Tax Lot: 26

Rooms



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Room type	Level
Primary Bedroom	First
Bedroom 1	First
Bedroom 2	First
Bedroom 3	First
Bathroom 1	First
Primary Bathroom	First
Bedroom 2	First
Balcony/Porch/Lanai	First
Dining Room	First
Living Room	First
Office	First
Laundry	First
Breezeway	First
Kitchen	First
Breezeway	First



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Amenities & Features

Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

ExteriorFeatures: Lighting, Rain Gutters

Features: In Wall Pest System, Kitchen/Family Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Thermostat, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s)

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

Utilities: Cable Available, Electricity Available

Amenities: Dishwasher, Disposal, Microwave, Range

Building Details

NewConstructionYN: Yes

Exterior material: Stucco

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment **Showing Requirements:** Call Owner, See Remarks



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