

14091 HERITAGE LANDING BOULEVARD PUNTA GORDA FL 33955

<https://candiscarmichael.com>



Step into your Florida life, not just another condo. Welcome to your top-floor Arbor residence in Heritage Landing Golf & Country Club—where every day begins and ends with a view. From the 4th floor you'll enjoy sweeping vistas of the golf course, peaceful preserve, stunning sunsets, and even Charlotte Harbor in the distance. It's the [...]

- 2 beds
- 2 baths
- Residential
- Condominium
- Active
- 1194 sq ft



Courtesy of

**Listing Office:** EXP REALTY LLC  
**Status:** Active

**Office ID:** MFR261010944  
**MLS ID:** MFRC7517608

Description



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Basics

**Unit Number:** 143

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 4 floors

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

**UnitNumber:** 143

**SubdivisionName:** HERITAGE LNDG PH I BLDG #1

**ListAOR:** mfrmls

**Bathrooms Full:** 2

**Category:** Condominium

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1194 sq ft

**Year built:** 2020

**View:** Golf Course, Trees/Woods, Water

**ListOfficeName:** EXP REALTY LLC

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## Location Details

**Township:** 42S

**Road Surface Type:** Asphalt, Paved

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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, Split Bedroom, Stone Counters, Thermostat, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

**Patio And Porch Features:** Patio, Screened

**Carport YN:** Yes

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK, Number Limit, Yes

**Roof:** Tile

**Window Features:** Shutters

**Vegetation:** Mature Landscaping, Trees/Landscaped, Wooded

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Closet, Washer Hookup

**Parking Features:** Covered

**Carport Spaces:** 1

**Exterior Features:** Hurricane Shutters, Lighting, Private Mailbox, Sidewalk

**Security Features:** Fire Sprinkler System, Gated Community, Security Gate, Smoke Detector(s)

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

**View:** Golf Course, Trees/Woods, Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Landscaped, On Golf Course, Sidewalk, Paved

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## Property Details

**Subdivision Name:** HERITAGE LNDG PH I BLDG #1

**Levels:** One

**Direction Faces:** East

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional

**Parcel Number:** 422317811015

**Property Attached YN:** Yes

**Builder Model:** Arbor

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

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## Association Information



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**Association Fee Includes:** Guard - 24 Hour, Pool, Escrow Reserves Fund, Insurance, Maintenance Structure, Maintenance Grounds, Management, Pest Control, Sewer, Trash, Water

**Association Amenities:** Clubhouse, Fitness Center, Gated, Golf Course, Maintenance, Pickleball Court(s), Pool, Sauna, Spa/Hot Tub, Tennis Court(s), Vehicle Restrictions

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Stream Seasonal, Tennis Court(s), Street Lights

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$5,443

**Tax Other Annual Assessment Amount:** 1866

**Tax Legal Description:** THL 001 0001 0143 TERRACE I AT HERITAGE LANDING PHASE 1 BUILDING 1 UNIT 143 4585/263 4933/460

**Tax Lot:** 143

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## Green Building Info

**Green Water Conservation:** Irrigation-Reclaimed Water

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## Rooms



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Room type	Level
Foyer	First
Living Room	First
Dining Room	First
Kitchen	First
Primary Bedroom	First
Primary Bathroom	First
Bedroom 2	First
Bathroom 2	First

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Fire Sprinkler System, Gated Community, Security Gate, Smoke Detector(s)

**WindowFeatures:** Shutters

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

**Amenities:** Dishwasher, Disposal, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Restaurant, Sidewalks, Stream Seasonal, Tennis Court(s), Street Lights

**ExteriorFeatures:** Hurricane Shutters, Lighting, Private Mailbox, Sidewalk

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

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Covered

**Heating:** Central, Electric

**Roof:** Tile

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## Miscellaneous

**Ownership:** Condominium

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Vacant

**Showing Requirements:** ShowingTime



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