

1652 LUGANO CIRCLE NOKOMIS FL 34275

https://candiscarmichael.com



Excellent value in Cassata Lakes! Located just 10 minutes from Nokomis Beach, this move-in ready home offers the perfect balance of coastal convenience and everyday ease. It's just 1 mile from A-rated Laurel Nokomis K-8 School and 2 miles from Sarasota Memorial Hospital of Venice. This spacious 4-bedroom plus den, 3-bath home with a 3-car [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2360 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRA4688738

Description



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



Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 0 half baths

Lot size, sq ft: 9800 sq ft

SubdivisionName: CASSATA LAKES PH 2

GarageSpaces: 3

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2360 sq ft

Year built: 2025

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Location Details

Township: 38S

Road Surface Type: Asphalt, Paved

Property Features

Interior Features: Kitchen/Family Room Combo, Living Room/Dining Room Combo, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Luxury Vinyl, Tile

Patio And Porch Features: Porch, Rear Porch

Attached Garage YN: Yes

Pets Allowed: Cats OK, Dogs OK, Number Limit

Roof: Tile

Utilities: Electricity Connected, Public, Water Connected

Sewer: Public Sewer

Heating: Central

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave, Range Hood, Refrigerator

Laundry Features: Inside, Laundry Room

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Private Yard, Sidewalk, Sliding Doors

Window Features: Storm Window(s)

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished



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Property Details

Subdivision Name: CASSATA LAKES PH 2

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 0380020039

Direction Faces: North

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee: 114

Association Fee Frequency: Monthly **Association Fee Includes:** Management

Association Amenities: Gated

Community Features: Gated Community - No Guard

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$1,960

Tax Legal Description: LOT 39, CASSATA LAKES PHASE 2, PB
57 PG 526-531

Tax Lot: 39

Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	18x17	First	17	18
Kitchen	11x16	First	16	11
Primary Bedroom	16x14	First	14	16
Primary Bathroom	11x11	First	11	11

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Gated Community - No Guard

ExteriorFeatures: Private Yard, Sidewalk, Sliding Doors

Features: Kitchen/Family Room Combo, Living Room/Dining Room Combo, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Storm Window(s)

Utilities: Electricity Connected, Public, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave, Range Hood, Refrigerator

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central

Roof: Tile

Miscellaneous



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Ownership: Fee Simple

Other Equipment: Irrigation Equipment,
Private Yard

Occupant Type: Owner

Showing Requirements: Supra Lock Box,
ShowingTime



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