

233 ALTAMURA CIRCLE NOKOMIS FL 34275

<https://candiscarmichael.com>



Welcome to effortless Florida living in this beautifully upgraded 2-bedroom, 2-bath villa with a dedicated office/den and tranquil water views. Designed for comfort and style, this residence combines low-maintenance living with thoughtful enhancements that elevate every space with a LOW HOA and in an X Zone (NO FLOOD INSURANCE REQUIRED). Step inside to an open [...]

- 2 beds
- 2 baths
- Residential
- Villa
- Active
- 1530 sq ft



Courtesy of

Listing Office: BHHS FLORIDA PROPERTIES GROUP

Status: Active

Office ID: MFR260017433

MLS ID: MFRTB8479786



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8479786>

Basics

Bathrooms Full: 2

Category: Villa

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1530 sq ft

Year built: 2024

SubdivisionName: VICENZA PH 2

GarageSpaces: 2

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 4512 sq ft

View: Water

ListOfficeName: BHHS FLORIDA PROPERTIES GROUP

ListAOR: mfrmls

Location Details

Township: 38S

Elementary School: Laurel Nokomis Elementary

High School: Venice Senior High

Road Surface Type: Asphalt

Middle Or Junior School: Laurel Nokomis Middle

Property Features



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Interior Features: Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Flooring: Vinyl

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Shade Shutter(s), Sliding Doors

Architectural Style: Mediterranean

View: Water

Sewer: Public Sewer

Heating: Central, Electric

Appliances: Dishwasher, Dryer, Gas Water Heater, Microwave, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Tile

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler Recycled, Water Connected

Water Source: Canal/Lake For Irrigation, Public

Cooling: Central Air

Furnished: Negotiable

Property Details

Subdivision Name: VICENZA PH 2

Levels: One

Builder Name: Neal Communities

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 0393050455

Direction Faces: South

Builder Model: Tidewater2

Construction Materials: Block, Stucco

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee Frequency: Quarterly

Association Fee: 661.91

Association Fee Includes: Pool, Maintenance Grounds, Management

Community Features: Community Mailbox, Deed Restrictions, Golf Carts OK, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Sidewalks



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Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$4,507

Tax Legal Description: LOT 455, VICENZA PHASE 2, PB 55 PG 264-276

Tax Lot: 455

Green Building Info

Green Water Conservation: Irrig. System-Rainwater from Ponds

Rooms

Room type	Dimensions	Level	Length	Width
Great Room	16x17	First	17	16
Kitchen	11x12	First	12	11
Bedroom 2	11x10	First	10	11
Primary Bedroom	14x13	First	13	14
Den	11x10	First	10	11

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Community Mailbox, Deed Restrictions, Golf Carts OK, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Sidewalks

Utilities: BB/HS Internet Available, Cable Available, Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler Recycled, Water Connected

Amenities: Dishwasher, Dryer, Gas Water Heater, Microwave, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Shade Shutter(s), Sliding Doors

Features: Ceiling Fans(s), High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Solid Surface Counters, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

Building Details

ArchitecturalStyle: Mediterranean

Heating: Central, Electric

Roof: Tile

NewConstructionYN: No

Exterior material: Block, Stucco

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Supra Lock Box, Go Direct, See Remarks, ShowingTime



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