2674 LAKE VIEW BOULEVARD PORT CHARLOTTE FL 33948

https://candiscarmichael.com









WATERFRONT PARADISE ! Welcome to this show-stopping 4-bedroom, 3-bathroom pool home situated on a canal along Alligator Creek, leading directly out to Charlotte Harbor and the Gulf of Mexico. Featuring a private 10′ x 35′ dock right in your backyard, this home is built for the ultimate Florida lifestyle. The main level offers high-volume ceilings, [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 3590 sq ft

Courtesy of

Listing Office: DALTON WADE INC

Office ID: MFR260031661

Status: Active

MLS ID: MFRTB8559286

Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com

Charles Rutenberg Realty, Inc
THE STANDARD OF EXCELLENCE

Description

Virtual Tour: https://www.propertypanorama.com/instaview/stellar/TB8559286

Basics

Bathrooms Full: 3
Category: Single Family Residence
Bedrooms: 4 beds
Half baths: 0 half baths
Area, sq ft: 3590 sq ft
Year built: 2001
SubdivisionName: PORT CHARLOTTE SEC 010
GarageSpaces: 3

Date added: Added 45 minutes ago
Type: Residential
Bathrooms: 3 baths
Floors: 2 floors
Lot size, sq ft: 10353 sq ft
View: Water
ListOfficeName: DALTON WADE INC
ListAOR: mfrmls

Location Details

Township: 40S
Road Responsibility: Public Maintained Road

Road Surface Type: Asphalt

Property Features

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Interior Features: Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, PrimaryBedroom Upstairs

Appliances: Dishwasher, Disposal, Dryer, Ice Maker, Microwave, Range, Refrigerator, Washer

Flooring: Ceramic Tile, Wood

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room

Patio And Porch Features: Covered, Deck, Enclosed, Front Porch, Patio

Pool Private YN: Yes

Pool Features: In Ground, Deck, Gunite, Heated

Waterfront YN: Yes

Waterfront Features: Canal - Brackish

Parking Features: Circular Driveway, Garage Door Opener

Garage YN: Yes

Attached Garage YN: Yes

Garage Spaces: 3

Pets Allowed: Cats OK, Dogs OK

Exterior Features: Balcony, Private Mailbox, Private Yard, Rain Gutters

Roof: Concrete

Security Features: Smoke Detector(s)

Window Features: Blinds

Architectural Style: Coastal

Utilities: Cable Connected, Electricity Connected, Public

Vegetation: Mature Landscaping

View: Water

Water Source: Canal/Lake For Irrigation

Sewer: Public Sewer

Cooling: Central Air

Heating: Central

Furnished: Negotiable

Lot Features: Flood Insurance Required, FloodZone, City Limits, Landscaped

Property Details

Subdivision Name: PORT CHARLOTTE SEC 010

Parcel Number: 402221101009

Levels: Two

Direction Faces: West

Foundation Details: Slab

Construction Materials: Block

Listing Terms: Cash, Conventional, FHA

Fees&Taxes

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Tax Year: 2025

Tax Annual Amount: $12,408

Tax Legal Description: PCH 010 5383 0017 PORT CHARLOTTE SEC 10 1ST REP BLK 5383 LT 17 1077/2057 1158/1378 1195/738-39 1224/459 1833/2114 4181/1913

Tax Lot: 17

Rooms

Room type	Dimensions	Length	Width
Bathroom 1	12.8x15	15	12.8
Living Room	20.5x17.7	17.7	20.5
Primary Bedroom	14.3x17.1	17.1	14.3
Bedroom 3	13.4x13.1	13.1	13.4
Bedroom 4	13.4x14.4	14.4	13.4
Family Room	19.6x20.7	20.7	19.6
Balcony/Porch/Lanai	33.2x9	9	33.2
Kitchen	14.7x15.1	15.1	14.7

Amenities & Features

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Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: Yes

Security Features: Smoke Detector(s)

ExteriorFeatures: Balcony, Private Mailbox, Private Yard, Rain Gutters

Utilities: Cable Connected, Electricity Connected, Public

Amenities: Dishwasher, Disposal, Dryer, Ice Maker, Microwave, Range, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds

PoolFeatures: In Ground, Deck, Gunite, Heated

Features: Crown Molding, Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, PrimaryBedroom Upstairs

Building Details

ArchitecturalStyle: Coastal

Heating: Central

Roof: Concrete

NewConstructionYN: No

Exterior material: Block

Parking: Circular Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment, Private Yard, Smart Locks

Occupant Type: Vacant

Showing Requirements: Appointment Only, Call Before Showing, Call Listing Agent

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