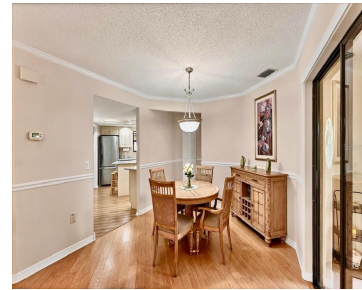
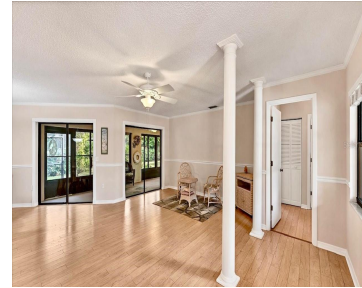


270 LAUREL HOLLOW DRIVE NOKOMIS FL 34275

<https://candiscarmichael.com>



HIDDEN QUIET GEM! Why? Because LAUREL HOLLOW is a GATED community of just 93 SPANISH inspired stand alone VILLAS discretely tucked away between the quaint town of VENICE and bustling SARASOTA, under 2 miles to Nokomis BEACH. Currently self managed, it offers a great value with dues just \$283.33/month and per the president, healthy reserves. [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1412 sq ft



Courtesy of

Listing Office: KELLER WILLIAMS TAMPA PROP.

Status: Active

Office ID: MFR771620

MLS ID: MFRTB8451731

Description



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Basics

Unit Number: 34

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 9021 sq ft

UnitNumber: 34

ListOfficeName: KELLER WILLIAMS TAMPA PROP.

ListAOR: mfrmls

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1412 sq ft

Year built: 1988

SubdivisionName: LAUREL HOLLOW

GarageSpaces: 2

Location Details

Township: 38S

Road Surface Type: Asphalt

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Chair Rail, Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Carpet, Laminate

Garage YN: Yes

Garage Spaces: 2

Roof: Concrete

Window Features: Blinds

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

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: Landscaped, Paved

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

Laundry Features: In Garage

Attached Garage YN: Yes

Exterior Features: Lighting

Security Features: Gated Community

Architectural Style: Ranch, Mediterranean

Water Source: Public

Cooling: Central Air

Furnished: Partially

Property Details

Subdivision Name: LAUREL HOLLOW

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 0165121034

Direction Faces: West

Construction Materials: Block, Stucco

Property Condition: Completed

Association Information

Association Fee Includes: Common Area Taxes, Pool, Escrow Reserves Fund, Maintenance Grounds

Association Amenities: Clubhouse, Gated, Pool

Community Features: Buyer Approval Required, Clubhouse, Deed Restrictions, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Street Lights



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Fees&Taxes

Tax Year: 2025

Tax Annual Amount:
\$2,167

Tax Legal Description: Unit 34, Laurel Hollow, a Land Condominium, according to The Declaration of Condominium recorded in O.R. Book 1893, Page 1194, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 26, Page 8, Public Records of Sarasota County, Florida. Subject to restrictions, reservations, easements of record, zoning, applicable governmental regulations and taxes beginning with the current year, but this reference shall not operate to reimpose same.

Tax Lot: 34

Rooms

Room type	Dimensions	Level	Length	Width
Great Room	18x18	First	18	18
Dining Room	12x8	First	8	12
Kitchen	17x12	First	12	17
Primary Bedroom	16x13	First	13	16
Bathroom 1	9x6	First	6	9
Bedroom 2	14x12	First	12	14
Bathroom 2	8x6	First	6	8
Bonus Room	23x10	First	10	23



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community

WindowFeatures: Blinds

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

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Buyer Approval Required, Clubhouse, Deed Restrictions, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, No Truck/RV/Motorcycle Parking, Pool, Street Lights

ExteriorFeatures: Lighting

Features: Ceiling Fans(s), Chair Rail, Eat-in Kitchen, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Solid Surface Counters, Solid Wood Cabinets, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

ArchitecturalStyle: Ranch, Mediterranean

Heating: Central, Electric

Roof: Concrete

NewConstructionYN: No

Exterior material: Block, Stucco

Miscellaneous

Ownership: Condominium

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Combination Lock Box



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE