

2711 ATWATER DRIVE NORTH PORT FL 34288

<https://candiscarmichael.com>



This 3-bedroom, 2-bathroom house on CITY WATER (not well) offers clean modern design, quality craftsmanship, and move-in-ready convenience. The open-concept layout is filled with natural light and enhanced by high ceilings and luxury vinyl plank flooring throughout, creating a bright and inviting atmosphere. The kitchen is designed for entertaining with quartz countertops, soft-close cabinetry, stainless [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1715 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRA4679726



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Basics

Bathrooms Full: 2

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1715 sq ft

Year built: 2023

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 10701 sq ft

SubdivisionName: PORT CHARLOTTE SUB 21

GarageSpaces: 3

Location Details

Township: 39S

Elementary School: Atwater Bay Elementary

Road Surface Type: Asphalt

Property Features



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THE STANDARD OF EXCELLENCE

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

Flooring: Luxury Vinyl, Tile

Garage YN: Yes

Garage Spaces: 3

Roof: Metal

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Convection Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Refrigerator, Washer, Water Softener

Laundry Features: Laundry Room

Attached Garage YN: Yes

Exterior Features: Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

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

Sewer: Septic Tank

Heating: Central

Property Details

Subdivision Name: PORT CHARLOTTE SUB 21

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 1136099418

Direction Faces: Southeast

Construction Materials: Block, Concrete, Stucco

Fees&Taxes

Tax Year: 2025

Tax Legal Description: LOT 18 BLK 994 21ST ADD TO PORT CHARLOTTE, CORRECTIVE ORI 2007169487

Tax Annual Amount:
\$5,143

Tax Lot: 18

Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	12x32	First	32	12
Kitchen	11x12	First	12	11
Primary Bedroom	14x15	First	15	14
Bedroom 2	11x11	First	11	11
Bedroom 3	11x11	First	11	11
Laundry	5x15	First	15	5
Dining Room	11x12	First	12	11

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

ExteriorFeatures: Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

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

Amenities: Convection Oven, Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Microwave, Refrigerator, Washer, Water Softener



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Building Details

NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Heating: Central

Roof: Metal

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: ShowingTime



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