

44820 KELSA ANNE LOOP PUNTA GORDA FL 33982

<https://candiscarmichael.com>



Welcome to this beautifully appointed home located in the sought after Sanctuary neighborhood of Babcock Ranch. This thoughtfully designed residence offers 3 bedrooms plus a den, 2.5 bathrooms, and a 3-car garage, blending upscale finishes with modern everyday comfort. Offered fully turnkey, the home showcases beautiful furnishings that elevate the space while remaining inviting and [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2359 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRC7521769



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://youtu.be/EIO2P1E0KQk>

Basics

Bathrooms Full: 2

Bathrooms Half: 1

Date added: Added 14 hours ago

Category: Single Family Residence

Type: Residential

Bedrooms: 3 beds

Bathrooms: 3 baths

Half baths: 1 half bath

Floors: 1 floor

Area, sq ft: 2359 sq ft

Lot size, sq ft: 7993 sq ft

Year built: 2024

View: Trees/Woods

SubdivisionName: BABCOCK RANCH COMMUNITY VILLAGE 2-

ListOfficeName: EXP REALTY LLC

GarageSpaces: 3

ListAOR: mfrmls

Location Details

Township: 42S

Road Surface Type: Paved

Road Responsibility: Public Maintained Road

Property Features



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Interior Features: Ceiling Fans(s)

Flooring: Carpet, Tile, Vinyl

Patio And Porch Features: Covered, Patio, Screened

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Private Yard, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered

Roof: Shingle

Window Features: Storm Window(s), Window Treatments

Utilities: Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler Meter, Sprinkler Recycled, Underground Utilities, Water Connected

Water Source: Canal/Lake For Irrigation, Public

Cooling: Central Air

Furnished: Turnkey

Appliances: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Freezer, Gas Water Heater, Ice Maker, Microwave, Refrigerator, Tankless Water Heater, Washer, Wine Refrigerator

Laundry Features: Inside, Laundry Room

Parking Features: Driveway, Electric Vehicle Charging Station(s), Garage Door Opener, Golf Cart Garage, Golf Cart Parking, Off Street

Attached Garage YN: Yes

Pets Allowed: Number Limit

Fencing: Fenced

Security Features: Gated Community, Security System, Smoke Detector(s)

Architectural Style: Ranch

View: Trees/Woods

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: Landscaped

Property Details

Subdivision Name: BABCOCK RANCH COMMUNITY VILLAGE 2- **Parcel Number:** 422621200217

Levels: One

Direction Faces: South

Foundation Details: Slab

Construction Materials: Concrete, Stucco

Listing Terms: Cash, Conventional

Association Information



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Association YN: Yes

Association Fee Frequency:
Quarterly

Association Amenities: Basketball Court, Clubhouse, Fence Restrictions, Gated, Park, Pickleball Court(s), Playground, Pool, Recreation Facilities, Security, Tennis Court(s), Trail(s), Vehicle Restrictions

Association Fee: 726

Association Fee Includes: Pool, Internet, Maintenance Grounds, Management, Recreational Facilities, Security

Community Features: Community Mailbox, Dog Park, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Tennis Court(s), Street Lights

Fees&Taxes

Tax Year: 2025

Tax Other Annual Assessment Amount: 2755

Tax Lot: 6049

Tax Annual Amount: \$8,952

Tax Legal Description: CV2 001 0000 6049 BABCOCK RANCH COMMUNITY VILLAGE II PHASE 1 LOT 6049 3286305 3431132

Rooms



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Room type	Dimensions	Level	Length	Width
Balcony/Porch/Lanai	20x10	First	10	20
Primary Bedroom	16x14	First	14	16
Bedroom 2	11x11	First	11	11
Bedroom 3	14x11	First	11	14
Kitchen	14x14	First	14	14
Dining Room	12x14	First	14	12
Great Room	20x17	First	17	20
Den	14x11	First	11	14

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community, Security System, Smoke Detector(s)

WindowFeatures: Storm Window(s), Window Treatments

Utilities: Electricity Connected, Natural Gas Connected, Public, Sewer Connected, Sprinkler Meter, Sprinkler Recycled, Underground Utilities, Water Connected

Amenities: Built-In Oven, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Freezer, Gas Water Heater, Ice Maker, Microwave, Refrigerator, Tankless Water Heater, Washer, Wine Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Community Mailbox, Dog Park, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Special Community Restrictions, Tennis Court(s), Street Lights

ExteriorFeatures: Private Yard, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered

Features: Ceiling Fans(s)

Building Details

ArchitecturalStyle: Ranch **NewConstructionYN:** No

Heating: Central, Electric **Exterior material:** Concrete, Stucco

Roof: Shingle **Parking:** Driveway, Electric Vehicle Charging Station(s), Garage Door Opener, Golf Cart Garage, Golf Cart Parking, Off-street

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation Equipment, Private Yard

Showing Requirements: Supra Lock Box, Appointment Only



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