

# 815 CONREID DRIVE PORT CHARLOTTE FL 33952

<https://candiscarmichael.com>



MOVE-IN READY | CHARMING GULF ACCESS WATERFRONT HOME Seller is highly motivated — and all furniture is included, making this an effortless move-in opportunity! Welcome to your own slice of Florida paradise. This beautifully maintained and fully furnished 3-bedroom, 1-bath waterfront home offers direct Gulf access with just one bridge out to Charlotte Harbor and [...]

- 3 beds
- 1 bath
- Residential
- Single Family Residence
- Active
- 1077 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC  
**Status:** Active

**Office ID:** MFR261010944  
**MLS ID:** MFRC7524185



**Call us now**  
Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



---

## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/C7524185>

---

## Basics

**Bathrooms Full:** 1

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1077 sq ft

**Year built:** 1959

**ListOfficeName:** EXP REALTY LLC

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 1 bath

**Floors:** 1 floor

**Lot size, sq ft:** 10219 sq ft

**SubdivisionName:** PORT CHARLOTTE SEC 025

**ListAOR:** mfrmls

---

## Location Details

**Township:** 40S

**Road Surface Type:** Asphalt

**Elementary School:** Peace River Elementary **Middle Or Junior School:** Port Charlotte Middle

**High School:** Port Charlotte High

---

## Property Features



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

**Interior Features:** Ceiling Fans(s), Crown Molding, Thermostat

**Flooring:** Ceramic Tile

**Waterfront YN:** Yes

**Carport YN:** Yes

**Exterior Features:** Sidewalk, Sliding Doors, Storage

**Roof:** Membrane

**Utilities:** Electricity Connected

**Sewer:** Public Sewer

**Heating:** Central, Electric

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

**Laundry Features:** Other

**Waterfront Features:** Brackish Water, Canal - Brackish, Canal - Saltwater

**Carport Spaces:** 1

**Fencing:** Fenced

**Architectural Style:** Ranch

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Furnished

---

## Property Details

**Subdivision Name:** PORT CHARLOTTE SEC 025 **Parcel Number:** 402227284008

**Levels:** One

**Direction Faces:** Southwest

**Number Of Lots:** 1

**Foundation Details:** Slab

**Construction Materials:** Block

**Listing Terms:** Cash, Conventional, FHA, Other

**Property Condition:** Completed

---

## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$3,439

**Tax Legal Description:** PCH 025 2106 0021 PORT CHARLOTTE SEC25 BLK2106 LT 21 218/344 DC1056/1165 1171/1196 1354/150 1744/1180 1991/243 2071/352 2702/1016 2747/1257 CT3831/2155 3904/1856 4171/1525 4649/910

**Tax Lot:** 21

---

## Rooms



**Call us now**

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

Room type	Dimensions	Level	Length	Width
Living Room	14x14	First	14	14
Bedroom 2	10x11.8	First	11.8	10
Family Room	18x10	First	10	18
Kitchen	10x7	First	7	10
Bedroom 3	10x8	First	8	10
Bathroom 1	8x5	First	5	8
Utility Room	12x5	First	5	12
Primary Bedroom	10.5x14	First	14	10.5
Dinette	8x7	First	7	8

## Amenities & Features

**Waterfront available:** Yes

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**ExteriorFeatures:** Sidewalk, Sliding Doors, Storage

**Features:** Ceiling Fans(s), Crown Molding, Thermostat

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**Utilities:** Electricity Connected

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



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



---

## Building Details

**ArchitecturalStyle:** Ranch

**Heating:** Central, Electric

**Roof:** Membrane

**NewConstructionYN:** No

**Exterior material:** Block

---

## Miscellaneous

**Ownership:** Fee Simple

**Showing Requirements:** Lock Box Coded, Other, See Remarks

**Occupant Type:** Tenant



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE