

9151 MELODY CIRCLE PORT CHARLOTTE FL 33981

https://candiscarmichael.com



Short Sale. SHORT SALE! Looking for your Florida dream home? This spacious, well-maintained 3 bed, 3 bath PLUS office PLUS flexspace home with 2,522 sq ft under air offers comfort, style, and the laid-back coastal lifestyle Florida is known for. Set on a private 10,000 sq ft lot in the popular waterfront community of South [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2522 sq ft



Courtesy of

**Listing Office:** EXP REALTY LLC

**Status:** Active

**Office ID:** MFR261010944

**MLS ID:** MFRD6142925



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Email: RealtorCandis@gmail.com



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## Description

**Virtual Tour:** <https://funkypalmproductions.hd.pics/9151-Melody-Cir/idx>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 10000 sq ft

**SubdivisionName:** SOUTH GULF COVE

**GarageSpaces:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Area, sq ft:** 2522 sq ft

**Year built:** 2007

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

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## Location Details

**Township:** 41S

**Road Responsibility:** Public Maintained Road

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Ceiling Fans(s), High Ceilings, Split Bedroom, Stone Counters, Walk-In Closet(s), Window Treatments

**Flooring:** Vinyl

**Patio And Porch Features:** Covered, Front Porch, Porch, Rear Porch, Screened

**Pool Features:** Fiberglass

**Attached Garage YN:** Yes

**Pets Allowed:** Cats OK, Dogs OK, Yes

**Fencing:** Fenced

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

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Microwave, Refrigerator, Wine Refrigerator

**Laundry Features:** Inside, Laundry Room

**Pool Private YN:** Yes

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Hurricane Shutters, Private Mailbox

**Roof:** Shingle

**Vegetation:** Mature Landscaping

**Sewer:** Holding Tank, Public Sewer

**Heating:** Central, Electric

**Lot Features:** FloodZone, Near Golf Course, Near Marina, Paved

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## Property Details

**Subdivision Name:** SOUTH GULF COVE

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Parcel Number:** 412121211003

**Direction Faces:** Northwest

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Annually

**Association Amenities:** Park, Playground, Recreation Facilities

**Association Fee:** 120

**Association Fee Includes:** Recreational Facilities

**Community Features:** Park



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# Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$7,568

**Tax Legal Description:** PCH 071 4348 0007 PORT CHARLOTTE SEC71  
BLK4348 LT7 3256/2133 DC4842/1477-DSH 4842/1576 4955/279 3278

**Tax Lot:** 7

# Rooms

Room type	Dimensions	Level	Length	Width
Dining Room	17x15	First	15	17
Office	13x12	First	12	13
Kitchen	20x19	First	19	20
Primary Bedroom	13x20	First	20	13
Great Room	19x16	First	16	19
Bedroom 2	12x13	First	13	12
Bedroom 3	12x10	First	10	12
Den	17x15	First	15	17

# Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**CommunityFeatures:** Park

**PoolFeatures:** Fiberglass

**Features:** Ceiling Fans(s), High Ceilings, Split Bedroom, Stone Counters, Walk-In Closet(s), Window Treatments

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Hurricane Shutters, Private Mailbox

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

**Amenities:** Microwave, Refrigerator, Wine Refrigerator

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

**Showing Requirements:** Supra Lock Box, 24 Hour Notice, Appointment Only, See Remarks



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