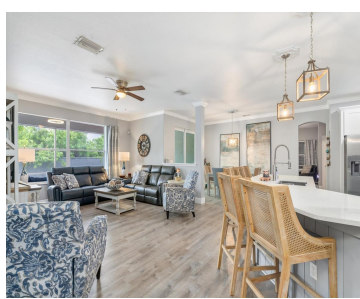


9151 MELODY CIRCLE PORT CHARLOTTE FL 33981

<https://candiscarmichael.com>



Short Sale. SHORT SALE! BEST PRICE! 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 [...]

- 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



Description

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

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 2 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2522 sq ft

Year built: 2007

ListOfficeName: EXP REALTY LLC

ListAOR: mfrmls

Location Details

Township: 41S

Road Responsibility: Public Maintained Road

Road Surface Type: Asphalt

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, 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

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

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 Tax Lot: 7
BLK4348 LT7 3256/2133 DC4842/1477-DSH 4842/1576 4955/279 3278

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



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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

Building Details

NewConstructionYN: No

Exterior material: Block, Stucco

Heating: Central, Electric

Roof: Shingle

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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