

**435 LA SILA COURT, Punta Gorda, FL, 33950**

Single Family Home

Bedroom: 3

Bathroom: 3 Full / 1 Half

Square feet: 3134 A/C & 4350.00 Total

Neighborhood: Burnt Store Isles, BSI Waterfront, Punta Gorda

Lot Dim: 238 x 123 x 40 x 127

Prior Taxes: \$ 7,853

Water View: Canal

Year Built: 1998

MLS: C7485418

Listed By: RE/MAX HARBOR REALTY

CUSTOM HOME IN BSI W/OVER 3,000 SQFT OF LIVING SPACE, SAIL ACCESS TO CHARLOTTE HARBOR & A LOVELY CANAL VIEW! This expansive, 3 bed/3.5 bath, waterfront home is located in Burnt Store Isles - a deed-

restricted, waterfront & golf community. The property is situated on an oversized corner lot & features a large circular drive w/dual entry from S Crete Dr or La Sila Ct. Inside, this magnificent home boasts large rooms that include a welcoming foyer, formal living room, formal dining room, home office/den plus an open kitchen & family room. Architectural details include tile flooring throughout the main living areas w/wood flooring in the bedrooms, crown molding, recessed lighting, arched transom windows at the front of the home & rectangular transoms over all sliding glass doors. The home's half bath is nestled off the den/home office. Heading left from the foyer leads you into the open kitchen/family room area. The large kitchen is a chef's delight w/tons of cabinet & counter space including a breakfast bar, wall of cabinetry that includes a built-in double oven, an appliance garage & microwave, a built-in recipe desk, center island w/cook-top range & built-in wine rack w/lighted, glass-front cabinets surrounding it. Kitchen opens to the family room making this home ideal for entertaining friends & family. The home boasts large bedrooms including a spacious, master suite w/en-suite master bath & an oversized walk-in closet/dressing room. The master bedroom offers walk-out access to the lanai w/pool & canal views. The master bathroom offers two sinks, a garden tub, glass-block/tile shower w/multiple shower heads, an oversized walk-in closet & a private WC. One guest bedroom has an en-suite bath giving your guests access to a private bath. Guest bath doubles as a pool bath w/access to the lanai. The 3rd bedroom is adjacent to the hall guest bath that features an enclosed tub/shower combination. Outside, the lanai offers two covered seating areas (one w/summer kitchen) surrounding an in-ground, heated pool. The summer kitchen features a built-in gas grill & prep sink. The pool has a corner planter w/waterfall feature that provides the relaxing sound of running water creating the feel of being in your own tropical oasis. The pool also features an in-pool cocktail table w/built-in seating. Your private dock w/boat lift is just steps from the backdoor. Water & electric hook-ups are available dockside. Start enjoying some of the best fishing & boating in SW Florida directly from your backyard. Other amenities include two hot water heaters including a dedicated one for the master suite, two/zoned A/C systems & an oversized, attached garage w/circular drive. Burnt Store Isles features an optional HOA that hosts numerous social outings throughout the year allowing you to get to know your wonderful neighbors. There is also an active boat club w/planned excursions & activities.