

**2824 CORAL WAY, Punta Gorda, FL, 33950**

Single Family Home

Bedroom: 3

Bathroom: 3 Full / 0 Half

Square feet: 2223 A/C & 3298.00 Total

Neighborhood: Punta Gorda Isles, PGI Old Sailboat, Punta Gorda

Prior Taxes: \$ 6,568

Water View: Canal

Year Built: 1982

MLS: C7486849

Listed By: SAPP REALTY GROUP LLC

SELLERS ARE VERY MOTIVATED!! MAJOR PRICE IMPROVEMENT !!!PUNTA GORDA ISLES - SAILBOAT canal, 10 min. to harbor! This ELEGANTLY updated, modernized, 3 bedroom, 3 bath, HEATED POOL home, WITH NEW STANDING SEAM BROWN METAL ROOF (2024) is a house anyone would be proud to call HOME! POOL was resurfaced in 2015 & has a "Flotron" system and self cleaning

pool vacuum. For your boating pleasure the cement dock is 8' X 12' (approx.) and a new 10,000# LIFT added (2021). Double front entry doors upgraded to beautiful leaded glass as your first impression entering the foyer that looks at the pool and view of canal! This home features a GOURMET kitchen with upgraded STAINLESS STEEL appliances that include, Whirlpool STAINLESS STEEL dishwasher, STAINLESS STEEL Whirlpool refrigerator, MAYTAG cooktop, built in FRIGIDAIRE GALLERY wall convection oven and microwave and beautiful GRANITE counters along with an R/O system! Also, full extension, soft close WOOD cabinets and absolutely GORGEOUS TILE BACKSPLASH. There are a lot of cabinets for storage and a "coffee bar/or wine bar" area! Remodeling of the primary bathroom, and walk in closet in 2020 included a very large walk in closet and a "ZERO CLEARANCE WALK IN SHOWER". The floor plan is split so your guests can enjoy privacy by closing the barn door to the guest suite. Inside laundry room boasts a sink and extra cabinets with BEAUTIFUL GRANITE COUNTER TOPS! The 3rd bedroom comes with an ensuite bathroom that also conveniently works as a pool bath. IN 2013 New IMPACT WINDOWS on most windows and skylites, hurricane shutters on kitchen window, lanai sliding glass doors, and front door. 2013 2 new A/C units (on a bi-annual maint. agreement), and NEW GARAGE DOOR. 2016 updated floors, electrical panel to Square D and OVERHEAD PLUMBING WITH PEX. 2017 a new Hunter irrigation system was installed! STORAGE GALORE including an air conditioned 16' x 7' (approx.) separate storage room and elevated shelving in garage. This house has it all and has been beautifully maintained and updated with lots of character and features worthy of being proud of and LOVING! The house has a soft water system throughout too! What more could you want or ask for? The pictures speak for themselves. *Blueprints available. *Fireplace is ethanol and stays. *Security system not active and no panel; however windows are wired. This is a very WELL PRICED SAILBOAT beauty! Call today to see ~ easy to show. FURNITURE IS NEGOTIABLE (with a few exceptions). Home Warranty INCLUDED!