

**1340 ROCK DOVE COURT UNIT 121, Punta Gorda, FL, 33950**

Condo

Bedroom: 3

Bathroom: 2 Full / 0 Half

Square feet: 1804

Neighborhood: Punta Gorda Isles, PGI Bird Section, Punta Gorda

Prior Taxes: \$ 5,812

Water View: Canal

Year Built: 2007

MLS: C7487889

Listed By: RE/MAX ANCHOR OF MARINA PARK

This tastefully appointed sailboat waterfront, 2nd floor condo is a rare find with 3 bedrooms and 2 baths and deeded dock in the highly desirable waterfront community of Outlook Cove. Nestled in a quiet area of Punta Gorda Isles with spectacular water views, this end unit offers open floor plan with plenty of room for family and friends with over 1800 square feet of living space, living, dining, and

spacious kitchen. The sliding doors in the main living area and master bedroom provide lots of natural light to flood the rooms creating a bright and open atmosphere. You will appreciate the tastefully appointed features such as color accent walls, decorator light and fan fixtures and recessed lighting, blinds throughout, and impressive foyer with tray ceiling. The dining area has a bump out wall providing additional living space. The kitchen is a culinary enthusiast's dream with stainless appliances including 3 door fridge, granite counters, closet pantry, warm wood cabinetry, and long breakfast bar with decorative pendant lighting that opens to the living area for easy entertaining. The master bedroom has sliders leading to the balcony with expansive views of waterway, walk in closet, and private en suite bath with his and hers sinks, custom tiled shower, granite counters, and wood cabinetry. Plus, there are 2 additional closets providing ample storage. You will enjoy relaxing on your balcony overlooking the waterway and watching the waterfowl and wildlife unique to SW Florida. Plus, you can walk right down to your boat at your deeded dock. Deep water sailboat access, and you are only minutes to open water - or head over to the heated community pool for year-round enjoyment. Other key features include new steel roof, impact resistant windows, dedicated laundry room with washer & dryer and overhead cabinets, 2 assigned covered parking spots, storage locker, and public water & sewer service for convenience and reliability. Plus, as an added bonus, your water & sewer fees are included in your condo fee! Proximity to local waterways and beaches, dining, shopping, PicklePlex pickle ball complex, and golf courses makes this property ideal for the Florida lifestyle. Also, easy access to public boat ramps providing access to many waterways including beautiful Charlotte Harbor, the Peace and Myakka Rivers, and the Gulf of Mexico. And you are minutes to historic downtown Punta Gorda and popular Fishermen's Village with quaint shops and cafes. So, don't wait to start enjoying your piece of Florida paradise!