

**3640 BAL HARBOR BOULEVARD UNIT 313, Punta Gorda, FL, 33950**

Condo

Bedroom: 2

Bathroom: 2 Full / 0 Half

Square feet:1405

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

Prior Taxes: \$ 3,123

Water View: Canal

Year Built: 1990

MLS: C7489553

Listed By: RE/MAX HARBOR REALTY

**UPDATED WATERFRONT CONDO AT WINDJAMMER POINT W/DEEDED DOCK + UPDATED KITCHEN & BATHS** - Check out this first-floor, 2 bed/2 bath, waterfront condo in the heart of Punta Gorda Isles near St Andrews South Golf Course. Windjammer Point has a NEW METAL ROOF. Condo offers deeded dock, sailboat access to Charlotte Harbor & extra wide canal basin view

overlooking custom homes plus walk-out access to docks/waterfront. This 1st-floor condo has an open layout w/tile flooring throughout the main living area. Unit has been completely repainted inside w/new 6" baseboards throughout for a modern & contemporary feel. Floor plan includes living room, formal dining area and large kitchen. Gorgeous kitchen features quartz counters w/breakfast bar, dark navy cabinetry, updated stainless steel appliances and a pass-through counter to lanai. Unit boasts large bedrooms w/wood-look laminate flooring including a large master suite w/private access to the lanai, picture window w/canal view and en-suite master bath w/walk-in closet. Other features include a formal entry w/coat closet, laundry room & adjacent walk-in storage room. No shortage of storage here. Condo has WiFi enabled/Bluetooth capable smart thermostat so you can control the temperature & humidity remotely. Condo amenities include an in-ground, heated pool & park-like setting w/well-maintained tropical landscaping. Soak up some Florida sun poolside. The unit comes w/one, assigned, covered parking space & deeded dock #34. Keep your boat docked just steps from your back door. Water & electric hook-ups are available dockside. Enjoy the best of both worlds - boat at your backdoor & golf out the front. Discover why Punta Gorda is consistently named one of the best places to live & retire in Florida. Claim your spot in paradise today. Windjammer Point is a financially-sound, beautifully landscaped, pet-friendly condo community w/low HOA fees. Start living the Florida lifestyle here.