

**3224 SUNSET KEY CIRCLE UNIT 101, Punta Gorda, FL, 33955**

Condo

Bedroom: 3

Bathroom: 2 Full / 0 Half

Square feet: 1605 A/C & 2219.00 Total

Neighborhood: Burnt Store Marina, Punta Gorda

Prior Taxes: \$ 4,352

Water View: Pond

Year Built: 2001

MLS: C7485631

Listed By: CALENDIA REAL ESTATE GROUP, INC.

This exceptional condo boasts a special location that sets it apart from the rest. Experience a true sense of arrival as majestic royal palms invite you over the bridge to the privately gated peninsula. You will be delighted as you survey the picturesque street surrounded by colorful vegetation. Your new home in paradise

abuts a tranquil pond with a soothing fountain that showcases Florida wildlife! The unique charm of this first floor residence unfolds as you step into the main living area, where pleasing views await through ample windows and doors surrounding this condominium that truly lives like a house. Privacy takes center stage, as you open the sliding doors, and the soothing sounds of a fountain create an ambiance that feels like a personal oasis. Step out onto the screened tiled lanai, a coveted space where you can unwind and entertain while taking in the serene vista of the pond and footbridge. Just outside, a walking path leads to the floating island pool where you'll look forward to relaxing after a long day on the water. Head back home to whip up something tasty in the open kitchen, where newer stainless appliances and a breakfast bar make this the ideal spot for entertaining. The master suite offers direct access to the lanai for those quiet mornings or evenings spent appreciating nature's beauty. The en-suite bathroom boasts comfort height dual sinks, a walk-in shower, and a garden bath. A private guest wing welcomes out of town visitors, with a bright and cheery second bedroom plus a spacious den that can easily serve as a third bedroom. The attached two car garage opens directly into your residence, providing all the convenience of a home - with the ease of condo living! Motorized shutters on the lanai provide peace of mind for part-time residents. Take your guests to the waterfront esplanade surrounding Sunset Key, where you can enjoy a colorful Florida sunset over the marina channel entrance. Burnt Store Marina is Southwest Florida's largest deepwater marina...just ten nautical miles to the Gulf of Mexico. The community offers its residents a vibrant recreational lifestyle, where boating, golf, restaurants, tennis, fitness, pickleball, and social groups are just a short walk, bike, or golf cart ride away (WHICH WILL BE WAITING FOR YOU IN THE GARAGE)! Come for the lifestyle - stay for life! Some furniture negotiable.