

**42524 TIMBER WALK TRAIL, Punta Gorda, FL, 33982**

Single Family Home

Bedroom: 3

Bathroom: 3 Full / 0 Half

Square feet: 2238 A/C & 3360.00 Total

Neighborhood: Uncategorized

Prior Taxes: \$ 10,815

Water View: Pond

Year Built: 2020

MLS: C7490458

Listed By: NV REALTY GROUP, LLC

Welcome to this stunning home nestled on a quiet one-way street across from a nature preserve and on a lake in the highly sought after Lake Timber neighborhood of Babcock Ranch. This meticulously maintained home, built by WCI, offers more than 2238 sq ft of living space impeccably designed for modern living and boasts 3 bedrooms, three bathrooms and a den. Featuring a salt-water

pool, this home is bursting with fine details and UPGRADES GALORE with over \$120,000 put into this home that includes an outdoor kitchen w/granite, refrigerator, grill, a gas and solar heated pool with spa and a complete home water filter/softener, reverse osmosis system and custom wall shelving in the den/office. The kitchen is a chef's dream with quartz countertops, a spacious center island perfect for entertaining, a gas range and tiled backsplash that adds a touch of sophistication. A whole house surge protector ensures peace of mind, while the EV port in the garage caters to the eco-conscious homeowner. Solar Panels on this home provide minimal electric bills during the hottest months of the year. The garage, which is fully insulated, is equipped with a mini split to keep it cool and protect your belongings and vehicles from humid conditions. Step outside to the partially covered lanai to enjoy the lake view. The entire home is surrounded by professional landscaping that includes lush greenery, vibrant flowers and a meticulously manicured lawn. The property is fortified against storms with locking Accordion Shutter Protection on all windows and StormSmart Roll Down Screens. Located in the heart of Babcock Ranch, this home has easy access to Founder's Square, Crescent B shopping and restaurants, the dog park and neighborhood school. Babcock Ranch is home to the USA's largest solar city. Enjoy living in Babcock Ranch, America's first entirely solar-powered town, with access to multiple private community pools, nature trails, with shopping and dining. Come enjoy the convenience of Babcock Ranch living with festivals, farmer's markets, Concerts, Health gym & just a golf cart ride to the grocery store. There is so much to do with hundreds of clubs and activities planned every month along with lighted tennis, Pickleball and bocce courts. There is also a K-12 neighborhood school with a brand new sports complex, including football and baseball fields. There are many playgrounds and parks, including dog parks and a brand new skate park that is coming soon and six new parks along the nature trails. Babcock Ranch is a master planned community and was featured on CNN and 60 Min for not losing any power or internet after hurricane Ian made a direct hit. Beautiful parks and amenities lets you experience SW Florida at its finest! Schedule your private tour today and make your dream home a reality! Come live a better life at Babcock Ranch!