



241 BEENEY ROAD SE, Port Charlotte, FL, 33952

Single Family Home

Bedroom: 3

Bathroom: 2 Full / 0 Half

Square feet: 1496 A/C & 2500.00 Total

Neighborhood: Edgewater - Sailboat Access, Edgewater, Port Charlotte

Lot Dim: 100 x 125

Prior Taxes: \$ 6,094

Water View: Bay/Harbor - Partial, Canal

Year Built: 1964

MLS: C7491588

Listed By: RE/MAX ANCHOR OF MARINA PARK

HIDDEN GEM ON BEENEY ROAD in Port Charlotte! WATERFRONT HOME with IMMEDIATE SAILBOAT ACCESS to Charlotte Harbor - only 4 lots from the

Harbor! GREAT VIEWS OF CANAL AND HARBOR! 100 foot concrete seawall, 20x9 wood DOCK (2015) with water and electric. This ***FURNISHED*** 3 Bedroom, 2 Bathroom home with 2 Car Carport offers a Foyer with deep closet, Great room with Living Room area and Dining Area with built in shelves and cabinet, large well equipped Kitchen, 26x10 screened Porch. The Carport area has two sheds and separate Laundry Room with washer, dryer, sink and cabinets. The Kitchen features granite counters, white cabinetry, cooktop with hood, built in oven, dishwasher, desk, great cabinet and counter space, large dining area with water view. Sliding glass doors lead to the spacious screened porch. The Master Bedroom has a walk in closet with built in shelves and drawers and private bathroom with walk in shower. There are two generous sized guest bedrooms and the guest bathroom has a tub/shower combination. Your living space extends via sliding glass doors from the Great Room and Kitchen to the screened Porch and on to the spacious backyard and waterfront. Other features include hurricane shutters and terrazzo floors throughout most of the home. (tile in the kitchen and one bathroom) This home is 5 minutes from the heart of Port Charlotte shopping, dining, medical care, entertainment. It is only 6 minutes to Port Charlotte Beach Park which offers a beach, boardwalk with fishing pier, boat ramp, kayak launch, bocce courts, basketball courts, tennis courts, volleyball court, playground, picnic tables, recreation center and heated swimming pool. The Florida lifestyle at its finest - great waterfront home in a great community!