



101 N MARION COURT UNIT 225, Punta Gorda, FL, 33950

Condo

Bedroom: 3

Bathroom: 2 Full / 0 Half

Square feet:1592

Neighborhood: Punta Gorda Isles, Punta Gorda

Prior Taxes: \$ 425

Water View: Bay/Harbor - Full

Year Built: 1991

MLS: C7487156

Listed By: FIVE STAR REALTY OF CHARLOTTE

This luxuriously updated Points West Condominium has it all! Points West resides in the waterfront community of Punta Gorda Isles in the historic city of Punta Gorda. The views of Charlotte Harbor are spectacular from this 3 bedroom, 2 bath, middle floor corner unit. You actually feel like you're on the bow of an ocean-going ship when sitting in your lanai, enjoying the passing dolphins, soaring birds

and year-round magnificent sunsets due to its true west orientation. This condo has an assigned private, enclosed, garage with loft storage. The kitchen and bathrooms are newly remodeled with several upgrades. Custom Showplace Shaker-style solid wood cabinetry with soft-close doors and pull-out drawers are beautifully completed with Cambria quartz Brittanicca Gold Luxury Series countertops and backsplash. The flooring, excluding the bedrooms, is porcelain tile. There is porcelain tile throughout with the bedrooms featuring new, imported, Italian porcelain. Custom transition tile joins the bedrooms with the living space. There are custom, motorized, Hunter Douglas window treatments throughout with Power View remote operation. The primary and secondary bedrooms feature custom closets. There's a whole-house water filtration system with an electronic descaler. The lanai has screens, sunscreens and enclosures to provide shade and protection from all but hurricane force wind (the 16' wide impact resistant lanai doors provide protection in the worst conditions). The appliances are upscale with Samsung, Bosch, and Maytag brands. The Venstar Colortouch WiFi thermostat with humidity management provides the ability to monitor and control remotely. The Trane air conditioner was installed in 2018. A Ring doorbell rounds out the list. The community offers a large heated pool, tennis and pickleball, clubhouse, and a kayak launch area with storage. Check out the attached Features List for more specific details as to age, and appliance-specific brand, etc.). This unit is available partially furnished.