



234 BANGSBERG ROAD SE, Port Charlotte, FL, 33952

Single Family Home

Bedroom: 4

Bathroom: 4 Full / 2 Half

Square feet: 3515 A/C & 5287.00 Total

Neighborhood: Edgewater - Sailboat Access, Edgewater, Port Charlotte

Prior Taxes: \$ 4,394

Water View: Bay/Harbor - Partial

Year Built: 2024

MLS: C7485934

Listed By: CENTURY 21 SUNBELT REALTY

Under Construction. Under Construction. Inspired by pure life enjoyment and gracious living. This 4/2 plus exterior cabana, 2-story modern style home has over 3500 sq ft of living space. Sail away to the Gulf of Mexico. This resort-style living

home is perfect to enjoy with family and friends. Uninterrupted sailing, with 100' of prime water canal frontage, get ready to sail away to the open Harbor and Charlotte's most romantic sunset experience. Make this your all-year permanent relaxation retreat. Upon arriving, clarity welcomes you. Stunning 10' high ceilings and natural light open flow through this large floor plan living area that imparts a welcoming sense of comfort with serene views of the water. The great room is perfect for indoor gatherings by the warmth of a fireplace or perhaps the cool breeze of the water through the open stackable sliding doors which can add an open connection from inside to the enclosed lanai. The open floor plan kitchen design has a 7'x7' butler's pantry and a 7'x7' indoor laundry room. The dining room is tucked in the corner with views of the water and a direct exit to the covered lanai. This house is not short of space, with an additional Great room space that is use flexible, for a private reading room, library, or virtual office space. Upstairs you will walk to a tech center and loft as well as the master and additional three bedrooms each one with its bathroom and plenty of closet space. Can we talk about the spa-style master bedroom suite? Approximately 700 sq ft total, and generous balcony! Walk-in closet, yes walk in and be amazed, it is a fashion designer's dream come true, with cabinets, plenty of storage, and a centered closet island. The master bathroom has a double vanity bathtub and shower. The builder offers a choice of finishes, showcasing a wide variety of colors, as well as elements to create a unique aesthetic, however, one of the most exciting advantages of choosing a pre-construction property is the possibility of adding your personal touch. You've chosen a wonderful place to live, relax and play. Plenty of Fishing, Golf, and fine dining.