



\$ 259,900



8718 Gaillard Ave, North Port, FL 34287

- » Beds: 2 | Baths: 1 Full, 1 Half
- » MLS #: D6136266
- » Single Family | 1,163 ft<sup>2</sup> | Lot: 7,500 ft<sup>2</sup>
- » More Info: [8718GaillardAve.IsForSale.com](http://8718GaillardAve.IsForSale.com)



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Remarks

This adorable 2-bedroom single family home in popular North Port, Florida, is ready and waiting for you! It offers nearly 1200 square foot in air-conditioned living space, which includes the 18' x 14' enclosed rear patio. The home has seen some beautiful updates in the past few years, including ROOF, water heater, vinyl plank flooring in the main living areas and plush, padded carpeting in the bedrooms, a new washer and dryer, well pump, fencing with privacy blinds, fresh painting inside and out, and kitchen and bath updates. The home offers 2 spacious bedrooms, a 1.5 jack-and-jill bath that connects both the master bedroom and the main hallway, separate dining room, a 14x14 living room and kitchen with dinette area. There is a separate laundry / mudroom with access to the back yard, a 1-car garage and a shed out back. The home is in an X FLOOD ZONE so no flood insurance is required. The home is on PUBLIC WATER and PUBLIC SEWER and has a well to use for watering the lawn. The location is fabulous, with shops, restaurants, medical offices and golf just around the corner, and the Gulf of Mexico beaches less than 30 minutes away. You also are close to Warm Mineral Springs, Port Charlotte, Venice and easy access to I-75! This affordable darling home will not last: time to grab your

