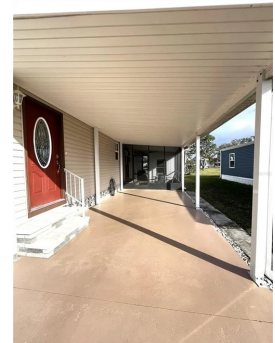




\$ 139,900



16 Nautical Dr, North Port, FL 34287

- » Beds: 2 | Baths: 2 Full
- » MLS #: N6142677
- » Mobile/Manufactured | 1,379 ft<sup>2</sup> | Lot: 4,792 ft<sup>2</sup>
- » More Info: [16NauticalDr.IsForSale.com](http://16NauticalDr.IsForSale.com)



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LICENSED REAL ESTATE BROKER

Sales Office  
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Venice, FL 34285  
(941) 485-5421

#### Remarks

Inside, the home features a thoughtfully designed floor plan. The spacious kitchen is ideal for the home chef, offering newer beadboard cabinetry, abundant counter space, and tile flooring. The dining area provides ample room for entertaining and is conveniently located adjacent to the kitchen. The expansive living room includes a cozy TV alcove, creating a welcoming space for relaxation. The guest bedroom features a walk-in closet and is located just steps from the guest bathroom. The primary en-suite offers two closets, a dressing area, and a private toilet and shower room. Numerous updates add value and peace of mind, including new siding and replacement of all windows and doors in 2018. The air conditioning system was replaced in January 2025 and includes a 10-year parts warranty, along with a new concrete pad and hurricane tie-downs. Additional improvements include a carport installed in 2023, a hot water heater replaced in 2018, a membrane roof installed in 2019 with a transferable lifetime warranty, and a new vapor barrier completed in 2025. All tie-downs have passed inspection. Located in the desirable, land-owned, net-friendly retirement community of Harbor Isles. residents enjoy resort-style amenities, beautifully maintained outdoor spaces, and a

