

# 10700 PONTOFINO CIRCLE TRINITY FL 34655

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Welcome to your Brand New luxury dream home, offering a rare chance to own a custom-built residence in Champions Club. Designed to impress and built to entertain. Located in the exclusive gated community of Champions Club, this COMPLETED New Custom Built Pool/Spa Home features an open-concept layout, 1 [...]

- 5 beds
- 4 baths
- Residential
- Single Family Residence
- Active
- 4005 sq ft



## Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRTB8470103



### Call us now

Phone: 727-888-3292

Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8470103>

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## Basics

**Bathrooms Full:** 4

**Category:** Single Family Residence

**Bedrooms:** 5 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 17278 sq ft

**View:** Pool

**ListOfficeName:** CHARLES RUTENBERG REALTY INC

**ListAOR:** mfrmls

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 4 baths

**Area, sq ft:** 4005 sq ft

**Year built:** 2026

**SubdivisionName:** CHAMPIONS CLUB

**GarageSpaces:** 3

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## Location Details

**Township:** 26

**Road Surface Type:** Paved

**Elementary School:** Trinity Elementary-PO

**Middle Or Junior School:** Seven Springs Middle-PO

**High School:** J.W. Mitchell High-PO

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## Property Features



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**Interior Features:** Eat-in Kitchen, High Ceilings, L Dining, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s)

**Flooring:** Hardwood, Epoxy, Tile, Travertine

**Patio And Porch Features:** Covered, Enclosed, Patio, Screened

**Pool Features:** Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

**Spa Features:** Heated, In Ground

**Garage YN:** Yes

**Garage Spaces:** 3

**Exterior Features:** Outdoor Grill, Outdoor Kitchen, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered

**Roof:** Tile

**Utilities:** Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Public, Sewer Connected, Sprinkler Meter, Water Available, Water Connected

**View:** Pool

**Sewer:** Public Sewer

**Heating:** Central, Electric, Heat Pump

**Lot Features:** In County, Landscaped, Near Golf Course, On Golf Course, Sidewalk, Paved

**Appliances:** Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave

**Laundry Features:** Laundry Room

**Pool Private YN:** Yes

**Spa YN:** Yes

**Parking Features:** Driveway, Garage Door Opener, Oversized

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Other

**Security Features:** Gated Community, Smoke Detector(s)

**Vegetation:** Oak Trees, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** CHAMPIONS CLUB

**Levels:** One

**New Construction YN:** Yes

**Foundation Details:** Block, Brick/Mortar

**Listing Terms:** Cash, Conventional, VA Loan

**Parcel Number:** 31-26-17-0150-00000-6190

**Direction Faces:** Southwest

**Builder Name:** Advanced Building Construction

**Construction Materials:** Block, Concrete, Stone, Stucco

**Property Condition:** Completed



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## Association Information

**Association YN:** Yes

**Association Fee:** 872

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Common Area Taxes, Pool, Maintenance Grounds, Private Road, Recreational Facilities

**Association Amenities:** Security

**Community Features:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s)

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$2,984

**Tax Legal Description:** FLORESTA AT THE CHAMPIONS CLUB PB 45 PG 106 LOT 619 OR 7418 PG 1737 OR 9201 PG 1054

**Tax Lot:** 6190

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## Rooms



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Room type	Dimensions	Level	Length	Width
Great Room	22x23	First	23	22
Dining Room	13x17	First	17	13
Office	13.5x13	First	13	13.5
Foyer	10x8	First	8	10
Primary Bedroom	14.8x21	First	21	14.8
Bedroom 2	12x14.1	First	14.1	12
Bathroom 3	12x14.6	First	14.6	12
Bathroom 4	12x14.1	First	14.1	12
Bathroom 5	18.5x13	First	13	18.5
Balcony/Porch/Lanai	23x28.7	First	28.7	23
Kitchen	29x14	First	14	29

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**Spa Features:** Heated, In Ground

**CommunityFeatures:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Golf Carts OK, Golf, Irrigation-Reclaimed Water, Pool, Restaurant, Sidewalks, Tennis Court(s)

**PoolFeatures:** Gunite, Heated, In Ground, Lighting, Salt Water, Screen Enclosure, Tile

**Features:** Eat-in Kitchen, High Ceilings, L Dining, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Tray Ceiling(s), Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Security Features:** Gated Community, Smoke Detector(s)

**ExteriorFeatures:** Outdoor Grill, Outdoor Kitchen, Rain Gutters, Sidewalk, Sliding Doors, Sprinkler Metered

**Utilities:** Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Public, Sewer Connected, Sprinkler Meter, Water Available, Water Connected

**Amenities:** Built-In Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Microwave

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## Building Details

**NewConstructionYN:** Yes

**Exterior material:** Block, Concrete, Stone, Stucco

**Parking:** Driveway, Garage Door Opener, Oversized

**Heating:** Central, Electric, Heat Pump

**Roof:** Tile

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Supra Lock Box, Gate Code Required, See Remarks, ShowingTime



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