

# 10915 BLUE MAGNOLIA LANE PARRISH FL 34219

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Welcome to this beautifully upgraded 3-bedroom, 2-bath home with a dedicated office/bonus room in the highly sought-after, gated community of Silverleaf. Built in 2017 and situated on a desirable corner lot, this 1,946 sq ft residence offers an exceptional blend of comfort, function, and Florida lifestyle living. [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1946 sq ft



## Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRTB8450606



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8450606>

## Basics

<b>Bathrooms Full:</b> 2	<b>Date added:</b> Added 4 hours ago
<b>Category:</b> Single Family Residence	<b>Type:</b> Residential
<b>Bedrooms:</b> 3 beds	<b>Bathrooms:</b> 2 baths
<b>Half baths:</b> 0 half baths	<b>Floors:</b> 1 floor
<b>Area, sq ft:</b> 1946 sq ft	<b>Lot size, sq ft:</b> 6500 sq ft
<b>Year built:</b> 2017	<b>View:</b> City, Pool
<b>SubdivisionName:</b> SILVERLEAF PH IB	<b>ListOfficeName:</b> CHARLES RUTENBERG REALTY INC
<b>GarageSpaces:</b> 2	<b>ListAOR:</b> mfrmls

## Location Details

<b>Township:</b> 34	<b>Road Surface Type:</b> Paved
<b>Elementary School:</b> Blackburn Elementary	<b>Middle Or Junior School:</b> Buffalo Creek Middle
<b>High School:</b> Parrish Community High	

## Property Features



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**Interior Features:** Eat-in Kitchen, Open Floorplan, Other, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile, Laminate, Tile

**Patio And Porch Features:** Covered, Front Porch, Patio, Rear Porch, Screened

**Pool Features:** Deck, Gunite, Heated, In Ground, Lap, Salt Water, Screen Enclosure

**Spa Features:** In Ground

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Hurricane Shutters, Lighting, Sidewalk

**Roof:** Shingle

**Window Features:** Blinds, Shutters, Window Treatments

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Phone Available, Public, Sewer Available, Sewer Connected, Sprinkler Recycled, Underground Utilities

**View:** City, Pool

**Sewer:** Public Sewer

**Heating:** Electric, Natural Gas

**Lot Features:** Corner Lot, City Limits, In County, Landscaped, Sidewalk, Paved

**Appliances:** Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Refrigerator, Washer

**Laundry Features:** Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

**Pool Private YN:** Yes

**Spa YN:** Yes

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

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK, Yes

**Fencing:** Fenced, Vinyl

**Security Features:** Gated Community, Secured Garage/Parking, Security Gate, Smoke Detector(s)

**Architectural Style:** Florida

**Vegetation:** Mature Landscaping, Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

## Property Details



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**Subdivision Name:** SILVERLEAF PH IB

**Parcel Number:** 726832459

**Levels:** One

**Direction Faces:** Southwest

**Builder Name:** Neal Community

**Foundation Details:** Slab

**Construction Materials:** Block

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

**Property Condition:** Completed

## Association Information

**Association YN:** Yes

**Association Fee:** 461

**Association Fee Frequency:**

**Association Fee Includes:** Pool, Maintenance  
Grounds, Recreational Facilities

**Association Amenities:** Basketball  
Court, Clubhouse, Fence Restrictions,  
Fitness Center, Gated, Laundry,  
Maintenance, Park, Playground, Pool,  
Security, Spa/Hot Tub, Trail(s)

**Community Features:** Clubhouse, Deed Restrictions,  
Dog Park, Fitness Center, Gated Community - No  
Guard, Golf Carts OK, Irrigation-Reclaimed Water,  
Playground, Pool, Sidewalks, Special Community  
Restrictions

## Fees & Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$4,879

**Tax Other Annual Assessment  
Amount:** 1095

**Tax Legal Description:** LOT 230 SILVERLEAF  
PHASE IB PI#7268.3245/9

**Tax Lot:** 230

## Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	15x24	First	24	15
Kitchen	11x18	First	18	11
Primary Bedroom	17x15	First	15	17
Bedroom 2	13x12	First	12	13
Bedroom 3	12x11	First	11	12
Bonus Room		First		

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** Yes

**Spa Features:** In Ground

**CommunityFeatures:** Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - No Guard, Golf Carts OK, Irrigation-Reclaimed Water, Playground, Pool, Sidewalks, Special Community Restrictions

**ExteriorFeatures:** Hurricane Shutters, Lighting, Sidewalk

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Phone Available, Public, Sewer Available, Sewer Connected, Sprinkler Recycled, Underground Utilities

**Amenities:** Dishwasher, Disposal, Dryer, Gas Water Heater, Microwave, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Security Features:** Gated Community, Secured Garage/Parking, Security Gate, Smoke Detector(s)

**WindowFeatures:** Blinds, Shutters, Window Treatments

**PoolFeatures:** Deck, Gunite, Heated, In Ground, Lap, Salt Water, Screen Enclosure

**Features:** Eat-in Kitchen, Open Floorplan, Other, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat, Tray Ceiling(s), Walk-In Closet(s), Window Treatments

## Building Details

**ArchitecturalStyle:** Florida

**NewConstructionYN:** No

**Heating:** Electric, Natural Gas

**Exterior material:** Block

**Roof:** Shingle

**Parking:** Driveway, Garage Door Opener, On-street, Oversized

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Appointment Only, Call Listing Agent, See Remarks, ShowingTime



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