

11009 WOODLAND WATERS BOULEVARD WEEKI WACHEE FL 34613

<https://candiscarmichael.com>



Welcome to your PRIVATE slice of Florida paradise! Situated on 1.16 ACRES with a POOL and seasonal LAKE VIEWS, this property offers space, privacy, and nature all around. Major updates include: NEW ROOF (2022), NEW HVAC WITH ENTIRE DUCTWORK REPLACED (2022), NEW 50-GALLON ELECTRIC WATER HEATER (2026), NEW GARAGE DOOR OPENER (2023), NEW POOL FILTER [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2948 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRTB8484304



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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Description

Virtual Tour: Selling AS-IS with right to inspect. Offers to be submitted on AS-IS Contract. All offers must be sent with pre-approval letter or POF. Room measurements and school information should be verified by buyer(s) and/or buyer's agent.

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 2948 sq ft

Year built: 1990

SubdivisionName: ROYAL HIGHLANDS

GarageSpaces: 2

Date added: Added 12 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 1 floor

Lot size, sq ft: 50325 sq ft

View: Garden, Pool, Trees/Woods, Water

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 22S

Road Surface Type: Concrete

Property Features



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Interior Features: Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Vaulted Ceiling(s), Walk-In Closet(s)

Flooring: Tile, Travertine

Patio And Porch Features: Covered, Patio, Screened

Pool Features: Gunite, In Ground

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Vegetation: Mature Landscaping, Oak Trees, Trees/Landscaped

Water Source: Public, Well

Cooling: Central Air

Furnished: Negotiable

Appliances: Built-In Oven, Dryer, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Pool Private YN: Yes

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Garden

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected

View: Garden, Pool, Trees/Woods, Water

Sewer: Septic Tank

Heating: Central

Lot Features: Conservation Area, Landscaped, Oversized Lot

Property Details

Subdivision Name: ROYAL HIGHLANDS

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: R01-221-17-3300-0002-0050

Direction Faces: Southwest

Construction Materials: Block

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee Frequency: Annually

Association Fee: 175

Fees&Taxes



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Tax Year: 2025

Tax Annual Amount: \$6,706

Tax Legal Description: ROYAL HIGHLANDS UNIT 2 BLK 2 LOT 5

Tax Lot: 5

Rooms

Room type	Dimensions	Level	Length	Width
Living Room	26x17	First	17	26
Great Room	20x12	First	12	20
Primary Bedroom	23x16	First	16	23
Primary Bathroom		First		
Bedroom 1		First		
Bedroom 2		First		
Bathroom 1		First		
Bathroom 2		First		
Bonus Room	8x8	First	8	8
Kitchen		First		

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: Yes

ExteriorFeatures: Garden

Utilities: BB/HS Internet Available, Cable Connected, Electricity Connected, Public, Water Connected

Amenities: Built-In Oven, Dryer, Electric Water Heater, Microwave, Range, Range Hood, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

PoolFeatures: Gunite, In Ground

Features: Ceiling Fans(s), Kitchen/Family Room Combo, Living Room/Dining Room Combo, Vaulted Ceiling(s), Walk-In Closet(s)

Building Details

NewConstructionYN: No

Exterior material: Block

Heating: Central

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Structures: Gazebo, Shed(s), Workshop

Occupant Type: Owner

Showing Requirements: 24 Hour Notice, Appointment Only, See Remarks, ShowingTime



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