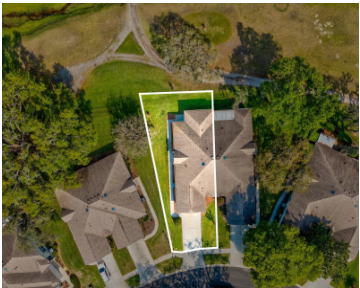


11621 HOLLY ANN DRIVE NEW PORT RICHEY FL 34654

https://candiscarmichael.com



One or more photo(s) has been virtually staged. If LOCATION and LIFESTYLE is important to you, come see this stunning 2 bedroom, 2 FULL bath, 2 car-garage villa located in popular Summertree, a 55+ golf community. Situated on a cul-de-sac with less traffic, only a few homes in Summertree provide a vantage point as captivating [...]

- 2 beds
- 2 baths
- Residential
- Villa
- Active
- 1400 sq ft



Courtesy of

Listing Office: RE/MAX CHAMPIONS

Status: Active

Office ID: MFR285513935

MLS ID: MFRW7884297



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Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://hdmphotography.hd.pics/11621-Holly-Ann-Dr/idx>

Basics

Bathrooms Full: 2

Category: Villa

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1400 sq ft

Year built: 1998

SubdivisionName: SUMMERTREE 01A PH 01

GarageSpaces: 2

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 6097 sq ft

View: Golf Course, Trees/Woods

ListOfficeName: RE/MAX CHAMPIONS

ListAOR: mfrmls

Location Details

Township: 25S

Road Surface Type: Asphalt

Property Features



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Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Window Treatments

Flooring: Carpet, Tile

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

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

Security Features: Gated Community, Smoke Detector(s)

Architectural Style: Traditional

Vegetation: Mature Landscaping

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Appliances: Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

Laundry Features: Inside, Laundry Room

Parking Features: Driveway, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Window Features: Blinds

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

View: Golf Course, Trees/Woods

Sewer: Public Sewer

Heating: Central, Electric

Lot Features: Cul-De-Sac, Landscaped, Level, On Golf Course, Sidewalk, Paved

Property Details

Subdivision Name: SUMMERTREE 01A PH 01

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, VA Loan

Parcel Number: 05-25-17-0030-00000-0650

Direction Faces: Southwest

Construction Materials: Block, Stucco

Association Information



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Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Clubhouse, Fence Restrictions, Fitness Center, Gated, Golf Course, Pickleball Court(s), Pool, Recreation Facilities, Security, Shuffleboard Court, Tennis Court(s), Vehicle Restrictions

Association Fee: 290

Association Fee Includes: Common Area Taxes, Pool, Escrow Reserves Fund, Insurance, Maintenance Grounds, Recreational Facilities, Security, Trash

Community Features: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking, Pool, Sidewalks, Tennis Court(s)

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$3,778

Tax Legal Description: SUMMERTREE PARCEL 1A PHASE 1 PB 34 PGS 127-130 LOT 65 OR 8974 PG 2434 OR 9146 PG 1911

Tax Lot: 65

Green Building Info

Green Indoor Air Quality: No Smoking-Interior Buildg

Rooms



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Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First
Bedroom 2	First
Balcony/Porch/Lanai	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community, Smoke Detector(s)

WindowFeatures: Blinds

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

Amenities: Dishwasher, Dryer, Electric Water Heater, Microwave, Range, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

CommunityFeatures: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Golf, No Truck/RV/Motorcycle Parking, Pool, Sidewalks, Tennis Court(s)

ExteriorFeatures: Lighting, Private Mailbox, Rain Gutters, Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Window Treatments

Building Details



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ArchitecturalStyle: Traditional

Heating: Central, Electric

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Occupant Type: Vacant

Other Equipment: Irrigation Equipment

Showing Requirements: Supra Lock Box, Call Listing Agent



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