

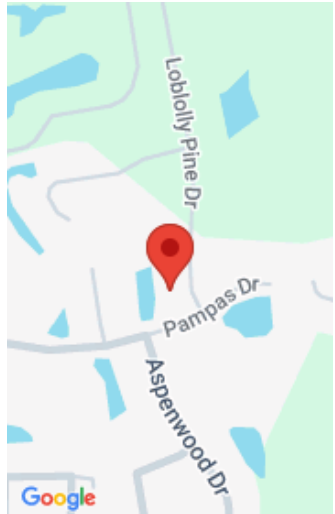
# 11809 LOBLOLLY PINE DRIVE NEW PORT RICHEY FL 34654

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Welcome HOME! Motivated seller!!!  
Your long-awaited retirement home has just arrived on the market, and this home and location will prove to have been worth the wait! You will love living in this beautiful 55+ community that offers so much at an affordable price, and this home [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1294 sq ft



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



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## Courtesy of

**Listing Office:** KELLER WILLIAMS REALTY- PALM H

**Status:** Active

**Office ID:** MFR260010721

**MLS ID:** MFRU8246207

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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/U8246207>

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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1294 sq ft

**Year built:** 1986

**SubdivisionName:** ARBORWOOD AT SUMMERTREE

**GarageSpaces:** 1

**Date added:** Added 5 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 5429 sq ft

**View:** Water

**ListOfficeName:** KELLER WILLIAMS REALTY- PALM H

**ListAOR:** mfrmls

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## Location Details

**Township:** 25S

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Cathedral Ceiling(s), Living Room/Dining Room Combo, Solid Wood Cabinets, Stone Counters, Walk-In Closet(s), Window Treatments

**Flooring:** Ceramic Tile, Laminate

**Garage YN:** Yes

**Garage Spaces:** 1

**Exterior Features:** French Doors

**Utilities:** Public

**Water Source:** Public

**Cooling:** Central Air

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Laundry Features:** In Garage

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central

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## Property Details

**Subdivision Name:** ARBORWOOD AT SUMMERTREE

**Levels:** One

**Foundation Details:** Slab

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

**Parcel Number:** 17-25-08-002.0-000.00-101.0

**Direction Faces:** East

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Clubhouse, Gated, Pickleball Court(s), Pool, Recreation Facilities, Sauna, Shuffleboard Court, Tennis Court(s)

**Association Fee:** 745

**Association Fee Includes:** Common Area Taxes, Pool, Escrow Reserves Fund, Recreational Facilities

**Community Features:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Golf Carts OK, Golf, Pool, Tennis Courts

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## Fees&Taxes



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**Tax Year:** 2023

**Tax Annual Amount:** \$1,797

**Tax Legal Description:** ARBORWOOD AT SUMMERTREE PB 22  
PG 50 LOT 101

**Tax Lot:** 101

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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x14	First	14	12
Kitchen	12x10	First	10	12
Living Room	16x20	First	20	16

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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Association Recreation - Owned, Buyer Approval Required, Clubhouse, Deed Restrictions, Golf Carts OK, Golf, Pool, Tennis Courts

**Utilities:** Public

**Amenities:** Dishwasher, Microwave, Range, Refrigerator

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** French Doors

**Features:** Cathedral Ceiling(s), Living Room/Dining Room Combo, Solid Wood Cabinets, Stone Counters, Walk-In Closet(s), Window Treatments

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## Building Details



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**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

**Occupant Type:** Vacant **Showing Requirements:** Other, See Remarks, ShowingTime



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