



Look!! A newly painted drive and porch on this lovely twin tree model not only with a beautiful water view, but the assumption of a VA loan at 2.75% may also be possible!! The home features a newly painted spacious living room/dining room combo with plantation shutters, neutral decor and brand new laminate flooring! The [...]

- 2 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1756 sq ft



Courtesy of

**Listing Office:** DALTON WADE INC  
**Status:** Active

**Office ID:** MFR260031661  
**MLS ID:** MFRTB8425181

Description



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Phone: 727-888-3292  
Email: RealtorCandis@gmail.com



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## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1756 sq ft

**Year built:** 1980

**SubdivisionName:** SUN CITY CENTER UNIT 45 1ST AD

**GarageSpaces:** 2

**Date added:** Added 3 days ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 7440 sq ft

**View:** Water

**ListOfficeName:** DALTON WADE INC

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Responsibility:** Public Maintained Road

**Road Surface Type:** Paved

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## Property Features



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**Interior Features:** Ceiling Fans(s), Split Bedroom, Walk-In Closet(s)

**Flooring:** Laminate, Tile

**Patio And Porch Features:** Front Porch, Patio

**Spa YN:** Yes

**Waterfront YN:** Yes

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

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Utilities:** Electricity Connected

**View:** Water

**Sewer:** Public Sewer

**Heating:** Central, Electric

**Lot Features:** Near Golf Course, Sidewalk, Paved

**Appliances:** Dishwasher, Disposal, Dryer, Electric Water Heater, Kitchen Reverse Osmosis System, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Inside, Laundry Room

**Pool Features:** Gunite, Heated, In Ground, Indoor, Lap

**Spa Features:** Heated, In Ground

**Waterfront Features:** Pond

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Hurricane Shutters, Lighting, Rain Gutters, Sidewalk, Sliding Doors

**Window Features:** Blinds

**Vegetation:** Mature Landscaping

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

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## Property Details

**Subdivision Name:** SUN CITY CENTER UNIT 45 1ST AD **Parcel Number:** U-07-32-20-2X2-000005-00014.0

**Levels:** One

**Property Attached YN:** Yes

**Direction Faces:** West

**Builder Model:** TWINTREE

**Foundation Details:** Slab

**Construction Materials:** Block, Stucco

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

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Quarterly

**Association Amenities:** Clubhouse, Fence Restrictions, Fitness Center, Golf Course, Pickleball Court(s), Pool, Recreation Facilities, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s), Trail(s)

**Association Fee:** 235

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

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, Pool, Sidewalks, Tennis Court(s)

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## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** SUN CITY CENTER UNIT 45 1ST  
ADDITION LOT 14 BLOCK 5

**Tax Annual Amount:** \$1,316

**Tax Lot:** 14

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## Rooms



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Room type	Dimensions	Level	Length	Width
Living Room	20x14	First	14	20
Family Room	14x16	First	16	14
Dining Room	11x10	First	10	11
Kitchen	9x12	First	12	9
Primary Bedroom	13x13	First	13	13
Primary Bathroom		First		
Primary Bedroom 2	12x12	First	12	12
Bathroom 2	12x9	First		
Laundry	9x12	First	12	9
Florida Room	16x12	First	12	16

## Amenities & Features



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**Waterfront available:** Yes

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Spa Features:** Heated, In Ground

**WindowFeatures:** Blinds

**PoolFeatures:** Gunite, Heated, In Ground, Indoor, Lap

**Features:** Ceiling Fans(s), Split Bedroom, Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Golf Carts OK, Golf, Pool, Sidewalks, Tennis Court(s)

**ExteriorFeatures:** Hurricane Shutters, Lighting, Rain Gutters, Sidewalk, Sliding Doors

**Utilities:** Electricity Connected

**Amenities:** Dishwasher, Disposal, Dryer, Electric Water Heater, Kitchen Reverse Osmosis System, Microwave, Range, Refrigerator, Washer

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Garage Door Opener

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Vacant

**Showing Requirements:** ShowingTime



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