

# 13209 WILDFLOWER MEADOW DRIVE RIVERVIEW FL 33579

<https://candiscarmichael.com>



Price improved + \$5K seller credit—one of the best values in Triple Creek! 4BR with solar savings, open layout, and short commute to MacDill Air Force Base. Welcome to one of the best opportunities in Triple Creek, where space, smart upgrades, and lifestyle come together. This beautifully maintained 4-bedroom, 3-bath home with over 2,500+ sq [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2635 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRTB8489189



### Call us now

Phone: 727-888-3292

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



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## Description

**Virtual Tour:**

[https://zillow.com/view-imx/bcf235b0-4383-4fe3-a13c-d46a72ffbc9?initialViewType=pano&setAttribution=mls&utm\\_source=dashboard&wl=1](https://zillow.com/view-imx/bcf235b0-4383-4fe3-a13c-d46a72ffbc9?initialViewType=pano&setAttribution=mls&utm_source=dashboard&wl=1)

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 2 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 6000 sq ft

**View:** Water

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Area, sq ft:** 2635 sq ft

**Year built:** 2020

**SubdivisionName:** TRIPLE CRK PH 4 VILLAGE G2

**GarageSpaces:** 2

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## Location Details

**Township:** 31

**Road Surface Type:** Asphalt, Concrete

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Upstairs, Solid Wood Cabinets, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Tile

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Lighting, Misting System, Private Mailbox, Private Yard, Sliding Doors

**Utilities:** Cable Available, Electricity Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Common Area

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**View:** Water

**Sewer:** None

**Heating:** Central, Electric

**Lot Features:** Landscaped

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## Property Details

**Subdivision Name:** TRIPLE CRK PH 4 VILLAGE G2

**Levels:** Two

**Foundation Details:** Concrete Perimeter, Slab

**Listing Terms:** Cash, Conventional, FHA, Private Financing Available, USDA Loan, VA Loan

**Parcel Number:** U-12-31-20-B6E-000000-00108.0

**Direction Faces:** Northwest

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee:** 8

**Community Features:** Street Lights

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## Fees&Taxes



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**Tax Year:** 2025

**Tax Annual Amount:** \$9,843

**Tax Other Annual Assessment Amount:** 2775

**Tax Legal Description:** TRIPLE CREEK PHASE 4 VILLAGE G2 LOT 108

**Tax Lot:** 108

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## Rooms

Room type	Level
Bathroom 1	Second
Bathroom 2	Second
Bathroom 3	Second
Bathroom 4	Second
Family Room	First
Game Room	First
Living Room	First
Kitchen	First
Primary Bedroom	Second

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Street Lights

**Utilities:** Cable Available, Electricity Connected, Water Connected

**Amenities:** Cooktop, Dishwasher, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Range, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Lighting, Misting System, Private Mailbox, Private Yard, Sliding Doors

**Features:** Ceiling Fans(s), Eat-in Kitchen, Living Room/Dining Room Combo, Open Floorplan, PrimaryBedroom Upstairs, Solid Wood Cabinets, Vaulted Ceiling(s), Walk-In Closet(s), Window Treatments

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central, Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Misting System, Private Yard

**Occupant Type:** Owner

**Showing Requirements:** Sentri Lock Box, Appointment Only, Call Before Showing, Call Listing Agent, See Remarks



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