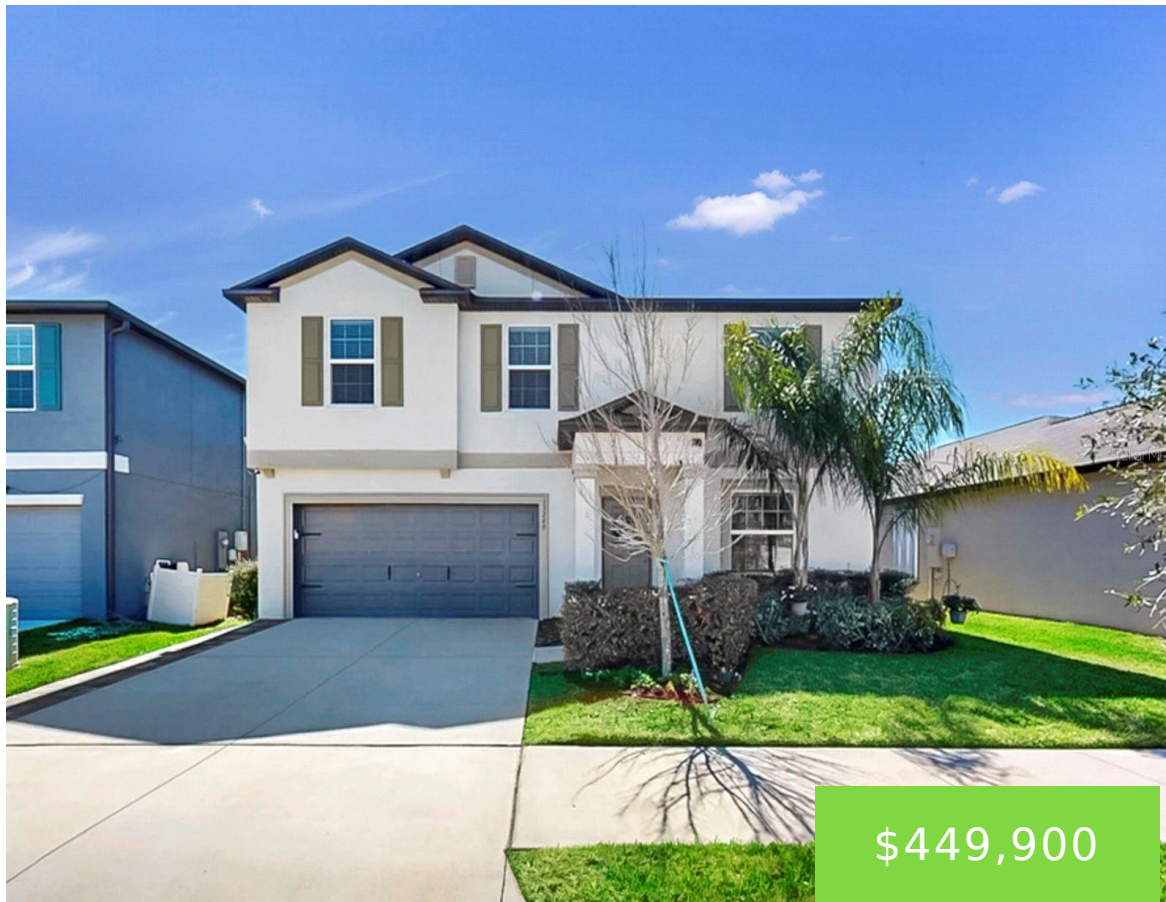
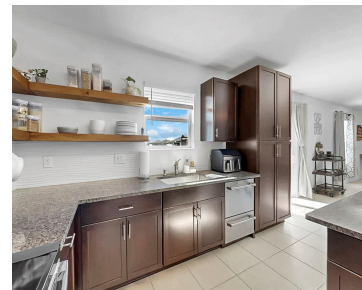


13249 GREAT PLAINS DRIVE RIVERVIEW FL 33579

<https://candiscarmichael.com>



\$449,900



Exciting news! Discover this stunning Triple Creek home, featuring a 4.25% assumable VA loan—an exceptional opportunity for buyers. With 4 spacious bedrooms, 2.5 bathrooms, and a versatile loft, this residence blends comfort and modern living. Situated on a fully fenced, oversized waterview lot, this home welcomes you with a bright, open, and beautifully decorated interior. [...]

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



Courtesy of

Listing Office: DALTON WADE INC

Status: Active

Office ID: MFR260031661

MLS ID: MFRTB8485460



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Email: RealtorCandis@gmail.com



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Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8485460>

Basics

Bathrooms Full: 2

Date added: Added 3 hours ago

Type: Residential

Bathrooms: 3 baths

Floors: 2 floors

Lot size, sq ft: 6000 sq ft

SubdivisionName: TRIPLE CREEK

GarageSpaces: 2

Bathrooms Half: 1

Category: Single Family Residence

Bedrooms: 4 beds

Half baths: 1 half bath

Area, sq ft: 2635 sq ft

Year built: 2022

ListOfficeName: DALTON WADE INC

ListAOR: mfrmls

Location Details

Township: 31

Elementary School: Warren Hope Dawson
Elementary

High School: Sumner High School

Road Surface Type: Paved

Middle Or Junior School: Barrington
Middle

Property Features



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Interior Features: Ceiling Fans(s), In Wall Pest System, Kitchen/Family Room Combo, Primary Bedroom Upstairs, Walk-In Closet(s)

Flooring: Carpet, Tile

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Hurricane Shutters, Lighting, Sidewalk, Sprinkler Metered

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

Sewer: Public Sewer

Heating: Central, Electric

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

Laundry Features: Inside, Laundry Room

Attached Garage YN: Yes

Pets Allowed: Breed Restrictions, Cats OK, Dogs OK, Number Limit

Roof: Shingle

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: TRIPLE CREEK

Levels: Two

Foundation Details: Slab

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

Parcel Number: U-02-31-20-C7K-000000-00254.0

Direction Faces: Northwest

Construction Materials: Block, Concrete, Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Annually

Association Fee: 100.34

Association Amenities: Basketball Court, Fence Restrictions

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Playground, Pool, Sidewalks, Tennis Court(s)

Fees&Taxes



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Tax Year: 2025

Tax Annual Amount: \$9,876

Tax Other Annual Assessment Amount: 3749

Tax Legal Description: TRIPLE CREEK VILLAGE N AND P LOT 254

Tax Lot: 254

Rooms

Room type	Level
Kitchen	First
Living Room	First
Primary Bedroom	Second

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Playground, Pool, Sidewalks, Tennis Court(s)

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

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

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Hurricane Shutters, Lighting, Sidewalk, Sprinkler Metered

Features: Ceiling Fans(s), In Wall Pest System, Kitchen/Family Room Combo, PrimaryBedroom Upstairs, Walk-In Closet(s)

Building Details



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NewConstructionYN: No

Exterior material: Block, Concrete, Stucco

Heating: Central, Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Showing Requirements: Supra Lock Box, ShowingTime



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