

# 13517 CITRUS WAY BROOKSVILLE FL 34601

<https://candiscarmichael.com>



\$488,500

Short Sale. Short Sale, BANK APPROVED. Beautiful just under 5-acre, fenced, park like setting surrounds this 3-bedroom 2.5-bath country style home. Open floor plan is split and features a large kitchen with upgrade custom wood cabinets, island and granite tops. The indoor laundry includes washer and dryer and has back porch access. Primary suite features [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2789 sq ft



## Courtesy of

**Listing Office:** FUTURE HOME REALTY INC

**Status:** Active

**Office ID:** MFR260011623

**MLS ID:** MFRTB8442882



### Call us now

Phone: 727-888-3292

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



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THE STANDARD OF EXCELLENCE

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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8442882>

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 19 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 2 floors

**Lot size, sq ft:** 204732 sq ft

**SubdivisionName:** W1/2 OF SE1/4 OF NW1/4 OF NE1/4 ORB 398 PGS 164 &

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 2789 sq ft

**Year built:** 2005

**ListOfficeName:** FUTURE HOME REALTY INC

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## Location Details

**Township:** 21S

**Road Surface Type:** Paved

**Elementary School:** Winding Waters K8

**Middle Or Junior School:** D.S. Parrot Middle

**High School:** Weeki Wachee High School

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Walk-In Closet(s)

**Flooring:** Carpet, Ceramic Tile, Laminate

**Carport YN:** Yes

**Exterior Features:** Rain Gutters

**Security Features:** Closed Circuit Camera(s)

**Water Source:** See Remarks, Well Required

**Cooling:** Central Air

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

**Laundry Features:** Inside, Laundry Room

**Carport Spaces:** 3

**Roof:** Shingle

**Utilities:** Cable Available, Electricity Connected

**Sewer:** Septic Tank

**Heating:** Central

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## Property Details

**Subdivision Name:** W1/2 OF SE1/4 OF NW1/4 OF NE1/4 ORB 398 PGS 164 &

**Levels:** Two

**Foundation Details:** Slab

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

**Parcel Number:** R36-421-18-0000-0070-0000

**Direction Faces:** South

**Construction Materials:** Block, Stucco

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$464

**Tax Legal Description:** W1/2 OF SE1/4 OF NW1/4 OF NE1/4 ORB 398 PGS 164 & 165

**Tax Lot:** 0070

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	14x14	First	14	14
Bathroom 2	10x13	First	13	10
Bathroom 3	13x14	First	14	13
Family Room	12x15	First	15	12
Living Room	10x11	First	11	10
Dining Room	11x17	First	17	11
Kitchen	13x18	First	18	13
Loft	22x56	Second	56	22

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Security Features:** Closed Circuit Camera(s)

**Utilities:** Cable Available, Electricity Connected

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

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Rain Gutters

**Features:** Ceiling Fans(s), Crown Molding, Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Bedroom Main Floor, Solid Wood Cabinets, Split Bedroom, Stone Counters, Walk-In Closet(s)



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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Appointment Only, Combination Lock Box,  
ShowingTime



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