13890 KINGFISHER GLEN DRIVE LITHIA FL 33547

https://candiscarmichael.com









One or more photo(s) has been virtually staged. ***PRICE REDUCTION***
Welcome home to easy living and lasting comfort in Fishhawk's gated Encore
55+ community by David Weekley Homes. This beautifully designed singlestory villa combines thoughtful upgrades, open spaces, and a lowmaintenance lifestyle. Sun-filled interiors with high ceilings and recessed
lighting flow into a den with [...]

- 2 beds
- 2 baths
- Residentia
- Villa
- Active
- 1612 sa ft



Courtesy of

Listing Office: REDFIN CORPORATION **Office ID:** MFR780118

Status: Active MLS ID: MFRTB8415702



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Phone: 727-888-3292



Description

Virtual Tour: https://my.matterport.com/show/?m=vGTp9r7Yfpb&brand=0&mls=1&

Basics

Bathrooms Full: 2 Date added: Added 10 hours ago

Category: Villa Type: Residential

Bedrooms: 2 beds Bathrooms: 2 baths

Half baths: 0 half baths **Floors: 1** floor

Area, sq ft: 1612 sq ft **Lot size, sq ft: 3479** sq ft

Year built: 2020 View: Garden

SubdivisionName: FISHHAWK RANCH WEST PH 3A ListOfficeName: REDFIN CORPORATION

GarageSpaces: 2 ListAOR: mfrmls

Location Details

Township: 30 Road Surface Type: Paved

Property Features





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Interior Features: Ceiling Fans(s), Coffered Ceiling(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Pest Guard System, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat, Walk-

Range, Refrigerator, Washer

Flooring: Carpet, Laminate, Tile **Laundry Features:** Inside, Laundry

Patio And Porch Features: Covered, Front Porch, Parking Features: Covered, Driveway,

Room

Cooling: Central Air

Appliances: Dishwasher, Disposal,

Dryer, Electric Water Heater, Microwave,

Patio, Screened Garage Door Opener

Garage YN: Yes Attached Garage YN: Yes

Garage Spaces: 2 Pets Allowed: Yes

Exterior Features: Lighting, Rain Gutters, Sidewalk Roof: Shingle

Security Features: Gated Community, Secured Window Features: Shutters

Garage/Parking

Sewer: Public Sewer

In Closet(s)

Utilities: Electricity Connected, Public, Sewer **Vegetation:** Trees/Landscaped Connected, Underground Utilities, Water Connected

View: Garden Water Source: Public

Heating: Central, Electric Lot Features: Landscaped

Property Details

Subdivision Name: FISHHAWK RANCH Parcel Number: U-25-30-20-B6J-000070-0014A.0

WEST PH 3A

Levels: One **Direction Faces:** South

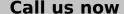
Foundation Details: Slab **Construction Materials:** Block

Listing Terms: Cash, Conventional, FHA, VA

Loan

Association Information





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Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Basketball Court, Clubhouse, Fitness Center, Gated,

Pickleball Court(s), Pool, Recreation

Facilities, Spa/Hot Tub

Association Fee: 541

Association Fee Includes: Common Area Taxes, Pool, Maintenance Grounds, Recreational Facilities

Community Features: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Pool, Sidewalks, Street Lights

Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment

Amount: 1782 **Tax Lot:** 14A

Tax Annual Amount: \$6,513

Tax Legal Description: FISHHAWK RANCH WEST PHASE 3A PARTIAL REPLAT LOT 14A BLOCK 70

Rooms

Room type	Level
Kitchen	First
Living Room	First
Primary Bedroom	First

Amenities & Features



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Waterfront available: No AttachedGarageYN: Yes

PoolPrivateYN: No

Security Features: Gated Community,

Secured Garage/Parking

WindowFeatures: Shutters

Utilities: Electricity Connected, Public, Sewer Connected, Underground Utilities,

Water Connected

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

GarageYN: Yes FireplaceYN: No **Cooling:** Central Air

> CommunityFeatures: Buyer Approval Required, Clubhouse, Deed Restrictions, Fitness Center, Gated Community - Guard, Pool, Sidewalks, Street Lights

> **ExteriorFeatures:** Lighting, Rain Gutters, Sidewalk

Features: Ceiling Fans(s), Coffered Ceiling(s), Eatin Kitchen, High Ceilings, Kitchen/Family Room Combo, Open Floorplan, Pest Guard System, Primary Bedroom Main Floor, Solid Surface Counters, Stone Counters, Thermostat, Walk-In

Closet(s)

Building Details

NewConstructionYN: No **Heating:** Central, Electric

Exterior material: Block Roof: Shingle

Parking: Covered, Driveway, Garage Door Opener

Miscellaneous

Ownership: Fee Simple Occupant Type: Vacant

Other Equipment: Irrigation Equipment **Showing Requirements:** ShowingTime





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