

# 15452 MILLER CREEK DRIVE SUN CITY CENTER FL 33573

<https://candiscarmichael.com>



Welcome to this beautifully maintained Lennar Hartford floor plan, one of Lennar's most sought-after models, built in 2022 and located in the highly desirable Cypress Mill community. Enjoy resort-style living with access to a luxurious clubhouse, sparkling pool, fitness amenities, and more. This spacious one-story home features 4 bedrooms, 2 bathrooms, and a bright, open-concept [...]

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1935 sq ft



## Courtesy of

**Listing Office:** EXP REALTY LLC

**Office ID:** MFR261010944

**Status:** Active

**MLS ID:** MFRTB8467689



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8467689>

## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 6050 sq ft

**SubdivisionName:** CYPRESS MILL PH 3

**GarageSpaces:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1935 sq ft

**Year built:** 2022

**ListOfficeName:** EXP REALTY LLC

**ListAOR:** mfrmls

## Location Details

**Township:** 31

**Road Surface Type:** Paved

## Property Features

**Interior Features:** Eat-in Kitchen, Open Floorplan

**Flooring:** Ceramic Tile, Laminate

**Patio And Porch Features:** Patio

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Roof:** Shingle

**Utilities:** Cable Available

**Sewer:** Public Sewer

**Heating:** Other

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

**Laundry Features:** Inside

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Other, Sidewalk

**Architectural Style:** Contemporary

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished



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## Property Details

**Subdivision Name:** CYPRESS MILL PH 3

**Levels:** One

**Builder Name:** LENNAR

**Foundation Details:** Slab

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

**Parcel Number:** 054245-8234

**Direction Faces:** South

**Builder Model:** HARTFORD

**Construction Materials:** Block, Stucco

**Property Condition:** Completed

## Association Information

**Association YN:** Yes

**Association Fee:** 129

**Association Fee Frequency:** Annually

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

**Community Features:** Clubhouse, Deed Restrictions, Fitness Center, Park, Playground, Pool, Sidewalks

## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$9,314

**Tax Other Annual Assessment Amount:** 3367 **Tax Legal Description:** CYPRESS MILL PHASE 3 LOT 37 BLOCK 39

**Tax Lot:** 37

## Rooms



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Room type	Dimensions	Level	Length	Width
Kitchen	11x13	First	13	11
Dinette	11x11	First	11	11
Primary Bedroom	17x12	First	12	17
Bathroom 2	10x11	First	11	10
Bathroom 3	10x10	First	10	10
Bathroom 4	10x11	First	11	10
Great Room	14x23	First	23	14

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Deed Restrictions, Fitness Center, Park, Playground, Pool, Sidewalks

**Utilities:** Cable Available

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Other, Sidewalk

**Features:** Eat-in Kitchen, Open Floorplan

## Building Details



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**ArchitecturalStyle:** Contemporary

**Heating:** Other

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** 24 Hour Notice, Appointment Only,  
ShowingTime



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