

16113 CAPE CORAL DRIVE WIMAUMA FL 33598

https://candiscarmichael.com



Welcome to this amazing 3 bedroom plus den, 3-bathroom Roma model single family home with many upgrades and lovely, serene water and nature preservation views! From here, there is only a short walk to all of the Valencia Lakes world class amenities catering specifically to an active adult lifestyle. The house is built on an [...]

- 4 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2467 sq ft



Courtesy of

**Listing Office:** CHARLES RUTENBERG REALTY INC

**Status:** Active

**Office ID:** MFR260000779

**MLS ID:** MFRTB8433984



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://vimeo.com/1124181164/0afb30f565?share=copy>

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## Basics

**Bathrooms Full:** 3

**Category:** Single Family Residence

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

**Area, sq ft:** 2467 sq ft

**Year built:** 2014

**ListOfficeName:** CHARLES RUTENBERG REALTY  
INC

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Floors:** 1 floor

**Lot size, sq ft:** 6489 sq ft

**SubdivisionName:** VALENCIA LAKES TR J PH  
1

**GarageSpaces:** 2

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## Location Details

**Township:** 32

**Road Surface Type:** Asphalt

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## Property Features



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

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

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Garden, Hurricane Shutters, Lighting, Private Mailbox, Rain Gutters, Shade Shutter(s), Sidewalk, Sliding Doors

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

**Sewer:** Public Sewer

**Heating:** Central, Electric

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

**Laundry Features:** Inside, Laundry Room

**Attached Garage YN:** Yes

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK, Yes

**Roof:** Tile

**Water Source:** Public

**Cooling:** Central Air

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## Property Details

**Subdivision Name:** VALENCIA LAKES TR J PH 1

**Parcel Number:** U-05-32-20-9SE-000000-00007.0

**Levels:** One

**Direction Faces:** Southeast

**Builder Name:** GL HOMES

**Builder Model:** ROMA

**Foundation Details:** Slab

**Construction Materials:** Block, Stucco

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

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## Association Information



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<b>Association YN:</b> Yes	<b>Association Fee:</b> 1740
<b>Association Fee Frequency:</b> Quarterly	<b>Association Fee Includes:</b> Guard - 24 Hour, Cable TV, Common Area Taxes, Pool, Escrow Reserves Fund, Internet, Maintenance Structure, Maintenance Grounds, Management, Private Road, Recreational Facilities
<b>Association Amenities:</b> Basketball Court, Clubhouse, Fitness Center, Gated, Lobby Key Required, Maintenance, Optional Additional Fees, Pickleball Court(s), Pool, Recreation Facilities, Sauna, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s), Trail(s), Wheelchair Access	<b>Community Features:</b> Association Recreation - Owned, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

## Fees&Taxes

<b>Tax Year:</b> 2024	<b>Tax Annual Amount:</b> \$5,941
<b>Tax Legal Description:</b> VALENCIA LAKES TRACT J PHASE 1 LOT 7	<b>Tax Lot:</b> 7

## Green Building Info

<b>Green Water Conservation:</b> Drip Irrigation, Irrig. System-Drip/Microheads, Irrig. System-Rainwater from Ponds, Irrigation-Reclaimed Water	<b>Green Indoor Air Quality:</b> No Smoking-Interior Buildg
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## Rooms

Room type	Dimensions	Level	Length	Width
Living Room	15.4x15.2	First	15.2	15.4
Dining Room	10.6x14.4	First	14.4	10.6
Family Room	17.1x15.1	First	15.1	17.1
Kitchen	9.4x15.1	First	15.1	9.4
Dinette	10.8x10	First	10	10.8
Primary Bedroom	17.8x12.8	First	12.8	17.8
Bathroom 2	13.4x12	First	12	13.4
Bedroom 3	11.8x11.6	First	11.6	11.8
Office	12x11.2	First	11.2	12
Laundry	7x5	First	5	7
Balcony/Porch/Lanai	14x28	First	28	14

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Irrigation-Reclaimed Water, Park, Pool, Sidewalks, Tennis Court(s), Wheelchair Access, Street Lights

**Utilities:** BB/HS Internet Available, Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Garden, Hurricane Shutters, Lighting, Private Mailbox, Rain Gutters, Shade Shutter(s), Sidewalk, Sliding Doors

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

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Heating:** Central, Electric

**Roof:** Tile

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## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Vacant

**Showing Requirements:** Supra Lock Box, Appointment Only, See Remarks, ShowingTime



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