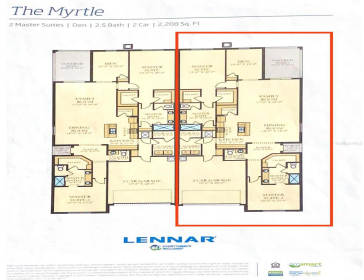


# 17124 BALANCE COVE LAND O LAKES FL 34638

https://candiscarmichael.com



MAINTENANCE-FREE villa, NEW ROOF, and rare 2 MASTER SUITES (plus a 10'x15' BONUS ROOM with CLOSET) in the resort-style, golf-cart-friendly Bexley community of Land O' Lakes, FL. Indeed, the desirable split floor plan has not one, but two Owner Suites (multigenerational home feature), an additional room with a small closet (versatile space for multiple uses), [...]

- 3 beds
- 3 baths
- Residential
- Villa
- Active
- 2208 sq ft



## Courtesy of

**Listing Office:** LPT REALTY, LLC

**Status:** Active

**Office ID:** MFR261016803

**MLS ID:** MFRTB8417708



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 Email: RealtorCandis@gmail.com



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8417708>

---

## Basics

**Bathrooms Full:** 2

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 3 baths

**Area, sq ft:** 2208 sq ft

**Year built:** 2017

**SubdivisionName:** BEXLEY SOUTH PCL 3 PH 1

**GarageSpaces:** 2

**Bathrooms Half:** 1

**Category:** Villa

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Lot size, sq ft:** 4800 sq ft

**View:** Trees/Woods, Water

**ListOfficeName:** LPT REALTY, LLC

**ListAOR:** mfrmls

---

## Location Details

**Township:** 26

**Elementary School:** Bexley Elementary School

**High School:** Sunlake High School-PO

**Road Surface Type:** Paved

**Middle Or Junior School:** Charles S. Rushe  
Middle-PO

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## Property Features



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**Interior Features:** In Wall Pest System

**Flooring:** Carpet, Ceramic Tile

**Patio And Porch Features:** Covered, Patio, Screened

**Garage YN:** Yes

**Garage Spaces:** 2

**Roof:** Shingle

**Architectural Style:** Contemporary

**Vegetation:** Trees/Landscaped

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** Sidewalk, Paved

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

**Laundry Features:** Laundry Room

**Parking Features:** Driveway

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Window Features:** Blinds

**Utilities:** Public

**View:** Trees/Woods, Water

**Sewer:** Public Sewer

**Heating:** Central

---

## Property Details

**Subdivision Name:** BEXLEY SOUTH PCL 3 PH 1

**Levels:** One

**Builder Name:** LENNAR

**Foundation Details:** Slab

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

**Parcel Number:** 19-26-18-0010-00100-0410

**Direction Faces:** Northwest

**Builder Model:** MYRTLE

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Fee:** 186

**Association Fee Includes:** Pool, Escrow Reserves Fund, Maintenance Structure, Maintenance Grounds, Pest Control, Recreational Facilities, Trash

**Community Features:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Park, Playground, Pool, Sidewalks



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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$3,951

**Tax Other Annual Assessment Amount:** 2527

**Tax Legal Description:** BEXLEY SOUTH PARCEL 3  
PHASE 1 PB 72 PG 104 BLOCK 1 LOT 41 OR 8909 PG  
2966

**Tax Lot:** 41

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## Rooms

Room type	Dimensions	Level	Length	Width
Great Room	17x18	First	18	17
Kitchen	9x17	First	17	9
Dining Room	14x14	First	14	14
Primary Bedroom	13x20	First	20	13
Primary Bedroom 2	15x13	First	13	15
Den	10x15	First	15	10

---

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Park, Playground, Pool, Sidewalks

**Utilities:** Public

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds

**Features:** In Wall Pest System

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## Building Details

**ArchitecturalStyle:** Contemporary

**Heating:** Central

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway

---

## Miscellaneous

**Ownership:** Fee Simple

**Other Equipment:** Irrigation Equipment

**Occupant Type:** Owner

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



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