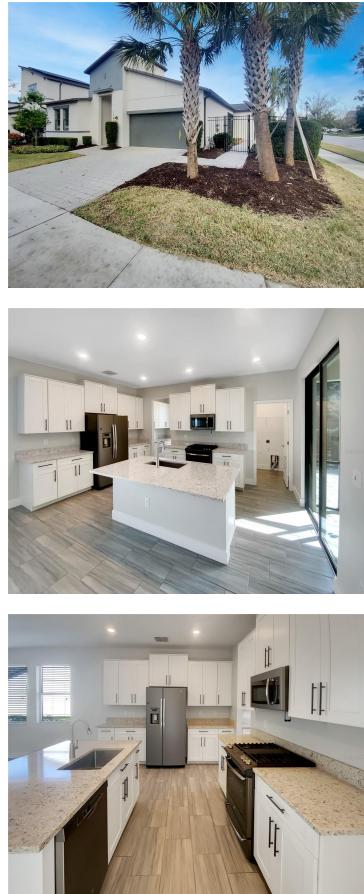


# 17335 BRIGHTON LAKE ROAD LAND O LAKES FL 34638

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Welcome home to this beautiful 3-bedroom, 2-bathroom home with a spacious 2-car garage, located in the highly desirable Bexley community! From the moment you arrive, you'll admire the modern curb appeal complemented by a stunning paver driveway and thoughtfully designed exterior. Step inside to an inviting, bright, [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1888 sq ft



## Courtesy of

**Listing Office:** MARK SPAIN REAL ESTATE

**Status:** Active

**Office ID:** MFR261019292

**MLS ID:** MFRTB8454363



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Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.  
THE STANDARD OF EXCELLENCE

# Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8454363>

## Basics

**Bathrooms Full:** 2

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size, sq ft:** 5210 sq ft

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

**GarageSpaces:** 2

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Area, sq ft:** 1888 sq ft

**Year built:** 2018

**ListOfficeName:** MARK SPAIN REAL ESTATE

**ListAOR:** mfrmls

## Location Details

**Township:** 26

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

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

**Road Surface Type:** Asphalt

## Property Features



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**Interior Features:** Ceiling Fans(s), Kitchen/Family Room Combo, Solid Surface Counters, Thermostat, Walk-In Closet(s)

**Flooring:** Carpet, Tile

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

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** Sidewalk, Sliding Doors

**Roof:** Shingle

**Vegetation:** Trees/Landscaped

**Sewer:** Public Sewer

**Heating:** Central

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

**Laundry Features:** Inside, Laundry Room

**Parking Features:** Driveway

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Fenced

**Utilities:** BB/HS Internet Available, Electricity Connected, Sewer Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

## Property Details

**Subdivision Name:** BEXLEY SOUTH PRCL 3 **Parcel Number:** 18-26-17-012.0-022.00-001.0  
PH 1

**Levels:** One

**Direction Faces:** Southwest

**Foundation Details:** Slab

**Construction Materials:** Block, Concrete, Stucco

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

**Property Condition:** Completed

## Association Information

**Association YN:** Yes

**Association Fee:** 433

**Association Fee Frequency:** Semi-  
Annually

**Association Fee Includes:** Pool

**Association Amenities:** Clubhouse

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

## Fees&Taxes



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**Tax Year:** 2024

**Tax Other Annual Assessment Amount:** 2760

**Tax Lot:** 1

**Tax Annual Amount:** \$9,621

**Tax Legal Description:** BEXLEY SOUTH PARCEL 4  
PHASE 1 PB 72 PG 74 BLOCK 22 LOT 1

## Rooms

Room type	Dimensions	Level	Length	Width
Kitchen	11x17	First	17	11
Living Room	17x17	First	17	17
Primary Bedroom	15x14	First	14	15

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

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

**Utilities:** BB/HS Internet Available, Electricity Connected, Sewer Connected, Water Connected

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

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Sidewalk, Sliding Doors

**Features:** Ceiling Fans(s), Kitchen/Family Room Combo, Solid Surface Counters, Thermostat, Walk-In Closet(s)

## Building Details



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**NewConstructionYN:** No

**Exterior material:** Block, Concrete, Stucco

**Parking:** Driveway

**Heating:** Central

**Roof:** Shingle

## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:**  
Vacant

**Showing Requirements:** Combination Lock Box, Lock Box Coded, Other, See Remarks, ShowingTime



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