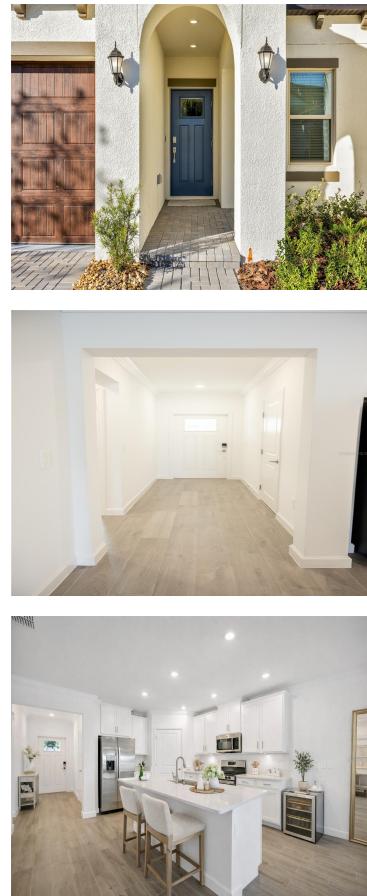


17523 HOLLY WELL AVENUE WIMAUMA FL 33598

<https://candiscarmichael.com>



Welcome to this never-before-lived-in Mediterranean-style villa, built in 2024, located in the 55+ Medley at Southshore Bay community. This residence features a tile roof, paver driveway, and is situated within a double-gated neighborhood with 24-hour guard service, offering privacy, security, and peace of mind. The home offers approximately 1,395 square feet with two spacious bedrooms [...]

- 2 beds
- 2 baths
- Residential
- Townhouse
- Active
- 1406 sq ft



Courtesy of

Listing Office: DALTON WADE INC

Status: Active

Office ID: MFR260031661

MLS ID: MFRTB8329292



Call us now

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/TB8329292>

Basics

Bathrooms Full: 2

Category: Townhouse

Bedrooms: 2 beds

Half baths: 0 half baths

Area, sq ft: 1406 sq ft

Year built: 2024

SubdivisionName: FOREST BROOKE ACTIVE ADULT PHA

GarageSpaces: 1

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 3198 sq ft

View: Water

ListOfficeName: DALTON WADE INC

ListAOR: mfrmls

Location Details

Township: 32

Road Responsibility: Private Maintained Road

Middle Or Junior School: Shields-HB

Road Surface Type: Concrete

Elementary School: Wimauma-HB

High School: Lennard-HB

Property Features



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Interior Features: Crown Molding, Living Room/Dining Room Combo, Open Floorplan, Pest Guard System, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Ceramic Tile

Patio And Porch Features: Covered, Front Porch, Rear Porch

Waterfront Features: Pond

Garage YN: Yes

Garage Spaces: 1

Exterior Features: Sidewalk, Sliding Doors

Window Features: Blinds, ENERGY STAR Qualified Windows, Shutters

View: Water

Sewer: Public Sewer

Heating: Baseboard, Central, Electric, Natural Gas, Heat Pump

Appliances: Dishwasher, Dryer, Microwave, Refrigerator, Washer

Laundry Features: Inside

Waterfront YN: Yes

Parking Features: Deeded, Garage Door Opener

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Tile

Utilities: BB/HS Internet Available, Cable Available, Cable Connected, Electricity Available, Electricity Connected, Fiber Optics, Natural Gas Available, Natural Gas Connected, Phone Available

Water Source: Public

Cooling: Central Air

Lot Features: Level

Property Details

Subdivision Name: FOREST BROOKE **Parcel Number:** U-17-32-20-D3V-000045-00025.0
ACTIVE ADULT PHA

Levels: One

New Construction YN: Yes

Builder Model: Sunrise

Construction Materials: Stucco

Property Condition: Completed

Direction Faces: South

Builder Name: Lennar

Foundation Details: Slab

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

Association Information



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Association YN: Yes

Association Fee Frequency:

Monthly

Association Fee: 432

Association Fee Includes: Guard - 24 Hour, Pool, Insurance, Maintenance Structure, Maintenance Grounds, Maintenance, Management, Private Road, Recreational Facilities, Security

Association Amenities: Cable TV, Clubhouse, Fence Restrictions, Fitness Center, Gated, Pickleball Court(s), Pool

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Pool, Restaurant, Sidewalks, Special Community Restrictions

Fees&Taxes

Tax Year: 2024

Tax Annual Amount: \$836

Tax Other Annual Assessment Amount: 477

Tax Legal Description: FOREST BROOKE ACTIVE ADULT PHASE 8A LOT 25 BLOCK 45

Tax Lot: 25

Rooms

Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First

Amenities & Features



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Waterfront available: Yes

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Fitness Center, Gated Community - Guard, Golf Carts OK, Pool, Restaurant, Sidewalks, Special Community Restrictions

ExteriorFeatures: Sidewalk, Sliding Doors

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

WindowFeatures: Blinds, ENERGY STAR Qualified Windows, Shutters

Utilities: BB/HS Internet Available, Cable Available, Cable Connected, Electricity Available, Electricity Connected, Fiber Optics, Natural Gas Available, Natural Gas Connected, Phone Available

Features: Crown Molding, Living Room/Dining Room Combo, Open Floorplan, Pest Guard System, Primary Bedroom Main Floor, Solid Surface Counters, Thermostat, Walk-In Closet(s), Window Treatments

Amenities: Dishwasher, Dryer, Microwave, Refrigerator, Washer

Building Details

NewConstructionYN: Yes

Heating: Baseboard, Central, Electric, Natural Gas, Heat Pump

Exterior material: Stucco

Roof: Tile

Parking: Deeded, Garage Door Opener

Miscellaneous

Ownership: Fee Simple

Occupant Type:
Vacant

Showing Requirements: Appointment Only, Gate Code Required, No Lockbox, See Remarks



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