

17822 CANE PATCH COURT PARRISH FL 34219

<https://candiscarmichael.com>



Welcome to refined Florida living in Rye Ranch, one of the newest and most talked-about additions to Parrish, and an opportunity buyers are just beginning to discover. If you've been watching the growth in Parrish and waiting for something that truly feels fresh, modern, and ahead of the curve, this is it. This brand-new construction [...]

- 3 beds
- 3 baths
- Residential
- Single Family Residence
- Active
- 2444 sq ft



Courtesy of

Listing Office: LPT REALTY, LLC

Status: Active

Office ID: MFR261016803

MLS ID: MFRA4684526



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Phone: 727-888-3292

Email: RealtorCandis@gmail.com



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Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/A4684526>

Basics

Bathrooms Full: 3

Category: Single Family Residence

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 9461 sq ft

SubdivisionName: RYE RANCH PH 1A-1 & 1A-2

GarageSpaces: 3

Date added: Added 4 hours ago

Type: Residential

Bathrooms: 3 baths

Area, sq ft: 2444 sq ft

Year built: 2025

ListOfficeName: LPT REALTY, LLC

ListAOR: mfrmls

Location Details

Township: 34S

Road Surface Type: Asphalt, Paved

Elementary School: Gene Witt Elementary **Middle Or Junior School:** Buffalo Creek Middle

High School: Parrish Community High

Property Features



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Interior Features: Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Flooring: Tile

Garage YN: Yes

Garage Spaces: 3

Exterior Features: Hurricane Shutters, Sidewalk, Sprinkler Metered

Utilities: BB/HS Internet Available, Cable Available, Electricity Available, Electricity Connected, Sewer Available, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Available, Water Connected

Sewer: Private Sewer

Heating: Central, Electric

Lot Features: Cul-De-Sac, Landscaped

Appliances: Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Range, Refrigerator, Washer

Laundry Features: Laundry Room

Attached Garage YN: Yes

Pets Allowed: Yes

Roof: Shingle

Water Source: Canal/Lake For Irrigation, Private

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: RYE RANCH PH 1A-1 & 1A-2

Levels: One

New Construction YN: Yes

Builder Model: Summerville II

Construction Materials: Block, Stucco

Parcel Number: 513334709

Direction Faces: Northeast

Builder Name: Lennar

Foundation Details: Slab

Property Condition: Completed

Association Information

Association YN: Yes

Association Fee Frequency: Monthly

Association Amenities: Clubhouse, Pickleball Court(s), Playground, Pool, Recreation Facilities

Association Fee: 266

Association Fee Includes: Pool, Internet, Maintenance Grounds, Recreational Facilities

Community Features: Community Mailbox, Deed Restrictions, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Street Lights



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Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment Amount: 2700

Tax Legal Description: LOT 94 RYE RANCH PH IA-1 & IA-2 PI #5133.3470/9

Tax Lot: 94

Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	17x15	First	15	17
Bedroom 2	12x12	First	12	12
Bedroom 3	12x11	First	11	12
Living Room	19x24	First	24	19
Dining Room	14x14	First	14	14
Kitchen		First		
Den	12x11	First	11	12

Amenities & Features



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Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Community Mailbox, Deed Restrictions, Irrigation-Reclaimed Water, Park, Playground, Pool, Sidewalks, Street Lights

Utilities: BB/HS Internet Available, Cable Available, Electricity Available, Electricity Connected, Sewer Available, Sewer Connected, Sprinkler Recycled, Underground Utilities, Water Available, Water Connected

Amenities: Dishwasher, Disposal, Dryer, Electric Water Heater, Exhaust Fan, Freezer, Ice Maker, Microwave, Range, Refrigerator, Washer

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Hurricane Shutters, Sidewalk, Sprinkler Metered

Features: Eat-in Kitchen, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Primary Bedroom Main Floor, Split Bedroom, Thermostat, Walk-In Closet(s), Window Treatments

Building Details

NewConstructionYN: Yes

Exterior material: Block, Stucco

Heating: Central, Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Irrigation Equipment

Occupant Type: Vacant

Showing Requirements: Call Before Showing, Listing Agent Must Accompany, See Remarks



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