

17945 TURNING LEAF CIRCLE LAND O LAKES FL 34638

<https://candiscarmichael.com>



Welcome home to easy Florida living in this beautifully maintained 3-bedroom, 2-bath villa built in 2022, located in the highly desirable Cypress Preserve community of Land O' Lakes. Offering 1,532 square feet of thoughtfully designed living space, this home provides comfort, functionality, and low-maintenance living. The open-concept floor plan creates a seamless flow between the [...]

- 3 beds
- 2 baths
- Residential
- Villa
- Active
- 1532 sq ft



Courtesy of

Listing Office: FUTURE HOME REALTY INC

Status: Active

Office ID: MFR260011623

MLS ID: MFRTB8468286



Call us now

Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/TB8468286>

Basics

Bathrooms Full: 2

Category: Villa

Bedrooms: 3 beds

Half baths: 0 half baths

Area, sq ft: 1532 sq ft

Year built: 2022

ListOfficeName: FUTURE HOME REALTY INC

ListAOR: mfrmls

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Floors: 1 floor

Lot size, sq ft: 5426 sq ft

SubdivisionName: CYPRESS PRESERVE PH 3B 2B 3 &

GarageSpaces: 2

Location Details

Township: 25S

Road Surface Type: Paved

Elementary School: Connerton Elem

Middle Or Junior School: Pine View Middle-PO

High School: Land O' Lakes High-PO

Property Features



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Interior Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Walk-In Closet(s)

Flooring: Carpet, Ceramic Tile

Patio And Porch Features: Covered, Patio

Garage YN: Yes

Garage Spaces: 2

Exterior Features: Lighting, Sidewalk, Sliding Doors

Roof: Shingle

Utilities: Electricity Connected, Public, Water Connected

Sewer: Public Sewer

Heating: Central

Lot Features: Landscaped, Level, Sidewalk, Paved

Appliances: Dishwasher, Microwave, Range, Refrigerator

Laundry Features: Electric Dryer Hookup, Inside, Laundry Room, Washer Hookup

Parking Features: Driveway

Attached Garage YN: Yes

Pets Allowed: Yes

Fencing: Fenced

Architectural Style: Ranch, Traditional

Water Source: Public

Cooling: Central Air

Furnished: Unfurnished

Property Details

Subdivision Name: CYPRESS PRESERVE PH 3B 2B 3 &

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional, FHA, VA Loan

Parcel Number: 16-25-18-0120-00900-0210

Direction Faces: Northwest

Construction Materials: Block, Stucco

Association Information

Association YN: Yes

Association Fee Frequency: Quarterly

Community Features: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Playground, Pool, Sidewalks, Street Lights

Association Fee: 356.43

Association Fee Includes: Pool, Escrow Reserves Fund, Maintenance Structure, Maintenance Grounds, Management, Private Road, Recreational Facilities



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Fees&Taxes

Tax Year: 2024

Tax Other Annual Assessment Amount: 1712

Tax Lot: 21

Tax Annual Amount: \$6,048

Tax Legal Description: CYPRESS PRESERVE PHASE 3B 2B(3) & 2B(4) PB 83 PG 093 BLOCK 9 LOT 21

Rooms

Room type	Level
Living Room	First
Kitchen	First
Primary Bedroom	First

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

PoolPrivateYN: No

CommunityFeatures: Clubhouse, Community Mailbox, Deed Restrictions, Dog Park, Playground, Pool, Sidewalks, Street Lights

Utilities: Electricity Connected, Public, Water Connected

Amenities: Dishwasher, Microwave, Range, Refrigerator

GarageYN: Yes

FireplaceYN: No

Cooling: Central Air

ExteriorFeatures: Lighting, Sidewalk, Sliding Doors

Features: Ceiling Fans(s), Eat-in Kitchen, High Ceilings, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Primary Bedroom Main Floor, Split Bedroom, Stone Counters, Walk-In Closet(s)



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Building Details

ArchitecturalStyle: Ranch, Traditional

Heating: Central

Roof: Shingle

NewConstructionYN: No

Exterior material: Block, Stucco

Parking: Driveway

Miscellaneous

Ownership: Fee Simple

Occupant Type: Owner

Other Equipment: Irrigation
Equipment

Showing Requirements: Supra Lock Box, Lock Box
Electronic-CBS Code Required, See Remarks



Call us now

Phone: 727-888-3292

Email: RealtorCandis@gmail.com



Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE