

# 1812 WEDGE COURT SUN CITY CENTER FL 33573

<https://candiscarmichael.com>



One or more photo(s) has been virtually staged. Spacious Tradewinds model in the ever-desirable Caloosa Country Club Estates neighborhood. Beautiful curb appeal with a screened, paver entryway featuring double front doors leading to a 3 bedroom, 2 bath split floorplan. The large primary bedroom suite has lanai access, large walk-in closet, garden tub and [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 2481 sq ft



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# Courtesy of

**Listing Office:** DALTON WADE INC

**Status:** Active

**Office ID:** MFR260031661

**MLS ID:** MFRTB8329310

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## Description

**Virtual Tour:**  
[https://player.vimeo.com/progressive\\_redirect/playback/1038997666/rendition/1080p/file.mp4?loc=external&log\\_user=0&signature=39046edceff8cf1fb20bb2716f049532c86b19f7b67cc20b4268814f6ffbc6ee](https://player.vimeo.com/progressive_redirect/playback/1038997666/rendition/1080p/file.mp4?loc=external&log_user=0&signature=39046edceff8cf1fb20bb2716f049532c86b19f7b67cc20b4268814f6ffbc6ee)

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## Basics

**Bathrooms Full:** 2

**Date added:** Added 10 hours ago

**Category:** Single Family Residence

**Type:** Residential

**Bedrooms:** 3 beds

**Bathrooms:** 2 baths

**Half baths:** 0 half baths

**Floors:** 1 floor

**Area, sq ft:** 2481 sq ft

**Lot size, sq ft:** 10625 sq ft

**Year built:** 1988

**SubdivisionName:** CALOOSA COUNTRY CLUB ESTATES U

**ListOfficeName:** DALTON WADE INC **GarageSpaces:** 2

**ListAOR:** mfrmls

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## Location Details

**Township:** 32

**Road Surface Type:** Asphalt, Paved

**Road Responsibility:** Public Maintained Road

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## Property Features



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**Interior Features:** Ceiling Fans(s), Eat-in Kitchen, Open Floorplan, Skylight(s), Split Bedroom, Thermostat, Walk-In Closet(s), Wet Bar, Window Treatments

**Flooring:** Carpet, Ceramic Tile, Luxury Vinyl

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

**Garage YN:** Yes

**Garage Spaces:** 2

**Exterior Features:** French Doors, Irrigation System, Sidewalk

**Window Features:** Blinds, Shutters

**Utilities:** Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Lot Features:** In County, Near Golf Course, Sidewalk, Street Dead-End, Paved

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

**Laundry Features:** Inside, Laundry Room

**Parking Features:** Garage Door Opener, Golf Cart Parking, Workshop in Garage

**Attached Garage YN:** Yes

**Pets Allowed:** Dogs OK

**Roof:** Shingle

**Architectural Style:** Contemporary, Florida

**Vegetation:** Mature Landscaping

**Sewer:** Public Sewer

**Heating:** Electric

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## Property Details

**Subdivision Name:** CALOOSA COUNTRY CLUB ESTATES U

**Levels:** One

**Builder Model:** Tradewinds

**Construction Materials:** Block, Stucco

**Parcel Number:** U-06-32-20-2WH-000000-00010.0

**Direction Faces:** East

**Foundation Details:** Block

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

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## Association Information



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**Association YN:** Yes

**Association Fee Frequency:** Annually

**Association Amenities:** Basketball Court, Clubhouse, Fence Restrictions, Fitness Center, Pickleball Court(s), Pool, Sauna, Security, Shuffleboard Court, Spa/Hot Tub, Tennis Court(s), Trail(s), Vehicle Restrictions, Wheelchair Access

**Association Fee:** 90

**Association Fee Includes:** Pool, Recreational Facilities

**Community Features:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Golf, Handicap Modified, Restaurant, Sidewalks, Special Community Restrictions, Tennis Courts, Wheelchair Access

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## Fees&Taxes

**Tax Year:** 2024

**Tax Legal Description:** CALOOSA COUNTRY CLUB ESTATES  
UNIT IV LOT 10

**Tax Annual Amount:** \$2,783

**Tax Lot:** 10

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	12x17	First	17	12
Bedroom 2	12x12	First	12	12
Bedroom 3	12x12	First	12	12
Dining Room	13x13	First	13	13
Living Room	18x14	First	14	18
Dinette	8x12	First	12	8
Family Room	12x21	First	21	12
Kitchen	10x11	First	11	10
Balcony/Porch/Lanai	33x13	First	13	33
Laundry	6.5x6.75	First	6.75	6.5

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Association Recreation - Owned, Clubhouse, Deed Restrictions, Dog Park, Fitness Center, Golf Carts OK, Golf, Handicap Modified, Restaurant, Sidewalks, Special Community Restrictions, Tennis Courts, Wheelchair Access

**ExteriorFeatures:** French Doors, Irrigation System, Sidewalk

**Features:** Ceiling Fans(s), Eat-in Kitchen, Open Floorplan, Skylight(s), Split Bedroom, Thermostat, Walk-In Closet(s), Wet Bar, Window Treatments

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**WindowFeatures:** Blinds, Shutters

**Utilities:** Cable Available, Electricity Connected, Phone Available, Public, Sewer Connected, Underground Utilities, Water Connected

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

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## Building Details

**ArchitecturalStyle:** Contemporary, Florida

**Heating:** Electric

**Roof:** Shingle

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Garage Door Opener, Golf Cart Parking, Workshop in Garage

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## Miscellaneous

**Ownership:** Fee Simple **Disclosures:** HOA/PUD/Condo Disclosure, Seller Property Disclosure

**Occupant Type:** Vacant **Showing Requirements:** ShowingTime



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